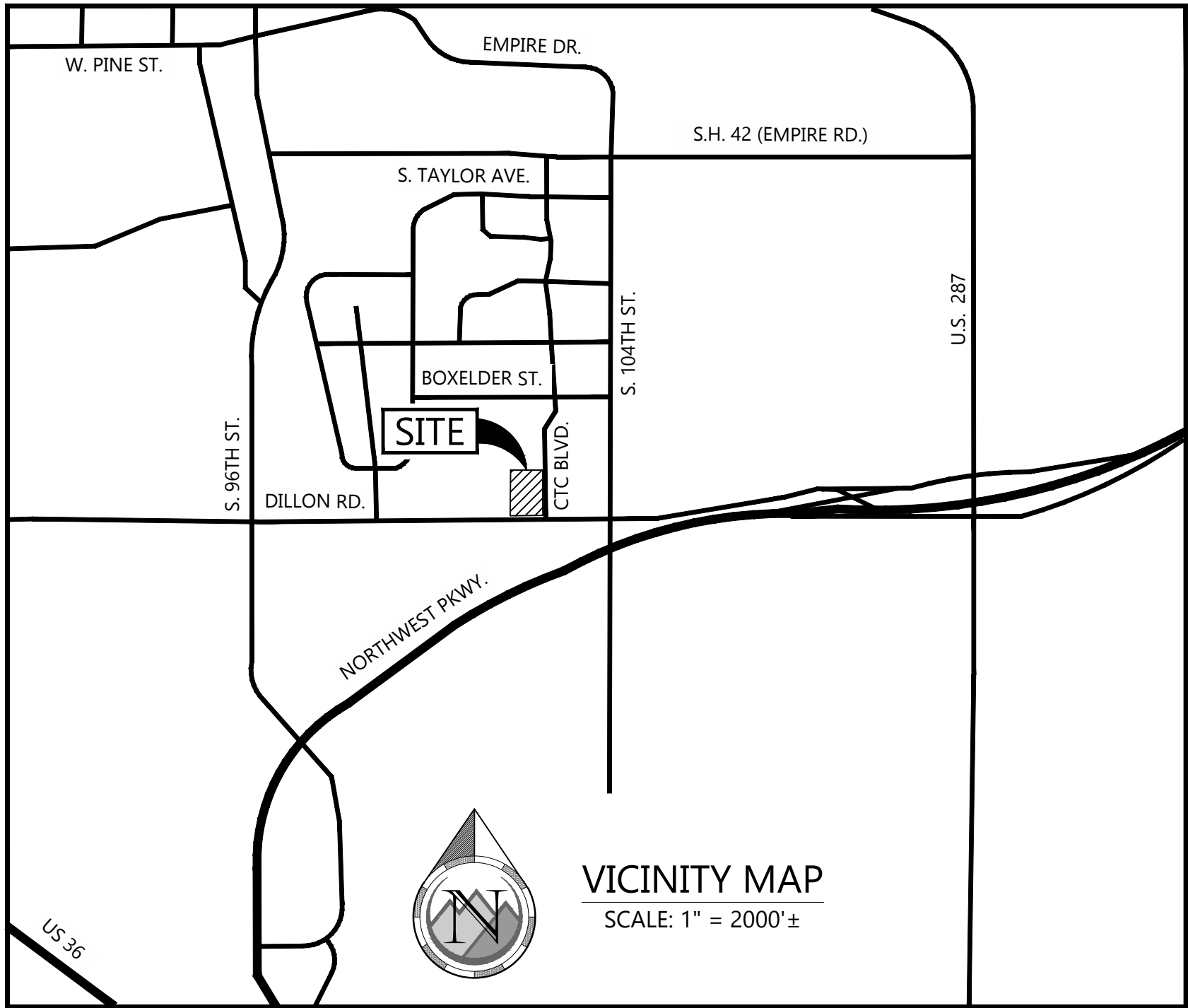


LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO



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LEGAL DESCRIPTION
THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2, LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

DESCRIPTION OF DEVELOPMENT
THE PROPOSED PROJECT IS AN AMENDMENT TO THE EXISTING PUD FOR AN INDUSTRIAL OFFICE/WAREHOUSE BUILDING TO BE DESIGNED AND CONSTRUCTED AT 769 CTC BOULEVARD. THE PROPOSED DESIGN WILL MAKE THE PROJECT CURRENT WITH REGARDS TO ZONING AND MARKET STANDARDS. THE PROJECT WILL CONSIST OF ONSITE IMPROVEMENTS INCLUDING BUT NOT LIMITED TO THE FOLLOWING:

- SITE IMPROVEMENTS SUCH AS LANDSCAPING, ASPHALT PARKING LOT, CURB/GUTTER, SITE CONCRETE, LOADING DOCKS, AND DETENTION POND (AS REQUIRED BY CODE).
- CONCRETE TILT PANEL BUILDING ENCLOSURE, CAST IN PLACE FOUNDATIONS AND SLAB ON GRADE, STRUCTURAL STEEL BEAMS, COLUMNS, JOIST, DECKING, AND ROOFING SYSTEM.
- THE BUILDING IS BEING DESIGNED TO ACCOMMODATE UP TO 4 TENANTS INCLUDING BUILDING ENTRY AND ENHANCEMENTS TO ACCOMMODATE SUCH.

OWNERSHIP
EXETER PROPERTY GROUP
4602 EAST UNIVERSITY DR., STE. 185
PHOENIX, AZ 85034
708.341.9821
ANDREW GREYBAR

ARCHITECT
POWERS BROWN ARCHITECTURE
1580 LINCOLN ST., STE. 480
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CIVIL ENGINEER
PROOF CIVIL
600 GRANT ST., STE. 210
DENVER, CO 80205
PH: 303.325.5709
MATHEW ADAMS, PE

LANDSCAPE
STACKLOT
5693 S CURTICE STREET
LITTLETON, CO 80120
303.808.4523
STEVE WEINS

PLANNING COMMISSION CERTIFICATE

APPROVED THIS _____ DAY OF _____, 20____ BY THE PLANNING COMMISSION OF THE CITY OF LOUISVILLE, COLORADO.
RESOLUTION NO. _____, SERIES _____

CHAIRMAN

SECRETARY

CITY COUNCIL CERTIFICATE

APPROVED THIS _____ DAY OF _____, 20____ BY THE CITY COUNCIL OF THE CITY OF LOUISVILLE, COLORADO.
RESOLUTION NO. _____, SERIES _____

MAYOR SIGNATURE (CITY SEAL)

CITY CLERK SIGNATURE

OWNERSHIP SIGNATURE BLOCK

BY SIGNING THIS PUD, THE OWNER ACKNOWLEDGES AND ACCEPTS ALL THE REQUIREMENTS AND INTENT SET FORTH IN THIS PUD. WITNESS OUR HANDS SEALS THIS _____ DAY OF _____, 20____

OWNER SIGNATURE OWNER NAME (PRINT)

NOTARY NAME (PRINT)

NOTARY SIGNATURE (NOTARY SEAL)

MY COMMISSION EXPIRES: _____

CLERK AND RECORDER CERTIFICATE

I HEREBY CERTIFY THAT THIS INSTRUMENT WAS FILED IN MY OFFICE AT _____ O'CLOCK, _____ M. THIS _____ DAY OF _____, 20____, AND IS RECORDED IN PLAN FILE _____.

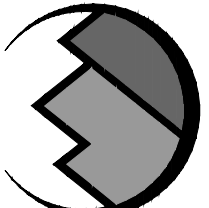
FEE _____ PAID.
_____ FILM NO.

_____ RECEPTION NO.

CLERK RECORDER

DEPUTY

SITE DATA SUMMARY CHART							
ITEM			SQUARE FOOTAGE		% OF GROSS SITE		
GROSS SITE AREA:			317,117 SF (7.28 ACRES)		100%		
-BUILDING FOOTPRINT			95,047 SF		30%		
-PARKING/ROADS (EXCLUDING DEFERRED PARKING ISLANDS)			125,792 SF		39.7%		
-WALKWAYS			5,801 SF		1.8%		
HARDSCAPE TOTAL (EXCLUDING DEFERRED PARKING ISLANDS):			226,640 SF		71.5%		
LANDSCAPING REQUIREMENTS:							
LANDSCAPING TOTAL (EXCLUDING DEFERRED PARKING ISLANDS)			90,477 SF		28.5%		
GROSS SITE AREA:			317,117 SF (7.28 ACRES)		100%		
-BUILDING FOOTPRINT			95,047 SF		30%		
-PARKING/ROADS (INCLUDING DEFERRED PARKING ISLANDS)			125,441 SF		39.6%		
-WALKWAYS			5,801 SF		1.8%		
HARDSCAPE TOTAL (INCLUDING DEFERRED PARKING ISLANDS):			226,289 SF		71.4%		
LANDSCAPING REQUIREMENTS:							
LANDSCAPING TOTAL (INCLUDING DEFERRED PARKING ISLANDS):			90,828 SF		28.6%		
ITEM			DESCRIPTION				
BUILDING SIZE: 2 STORY			94,757 SF N/A 94,757 SF				
-NET GROUND FLOOR							
-MEZZANINE/SECOND FLOOR							
TOTAL							
ALLOWABLE MAXIMUM BUILDING HEIGHT (PER CITY OF LOUISVILLE IDDSG)			40 FT				
PROPOSED MAX. BUILDING HEIGHT			39' - 9.5"				
PARKING:			REQUIRED		PROVIDED		
-INITIAL SPACES (2 SPACES/1,000 S.F.)			190		190		
-ADA ACCESSIBLE PARKING			6		7		
-BIKE PARKING (1 SPACE/20 REQUIRED PARKING SPACES)			10		16		
ZONING: INDUSTRIAL (I)							
SETBACKS (PRINCIPLE BUILDING):		REQUIRED	PROPOSED	SETBACKS (PARKING):		REQUIRED	PROPOSED
-FRONT (CTC BLVD)		30 FT	116.5 FT	-FRONT (CTC BLVD)		20 FT	35.0 FT
-REAR (SAME ZONING)		15 FT	156.8 FT	-REAR (SAME ZONING)		10 FT	25.2 FT
-REAR (AGRICULTURAL)		25 FT	156.8 FT	-REAR (AGRICULTURAL)		10 FT	25.2FT
-SIDE (NORTH)		10 FT	90.6 FT	-SIDE (NORTH)		10 FT	20.0 FT
-SIDE (SOUTH - DILLON RD.)		60 FT	105.4 FT	-SIDE (SOUTH - DILLON RD.)		30 FT	55.4 FT



PROOF CIVIL
consulting engineers
600 Grant Street | Suite 210 | Denver, CO

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

NO.	DATE	DESCRIPTION
1	4/13/2021	CITY COMMENTS
2	5/21/2021	CITY COMMENTS
3	6/18/2021	CITY COMMENTS

PROJ. NO.: 21015

DATE	3/1/2021
DRAWN BY:	
CHECKED BY:	

COVER SHEET

LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

DRAWING NO.
1
1 OF 12

LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D PLANNED UNIT DEVELOPMENT

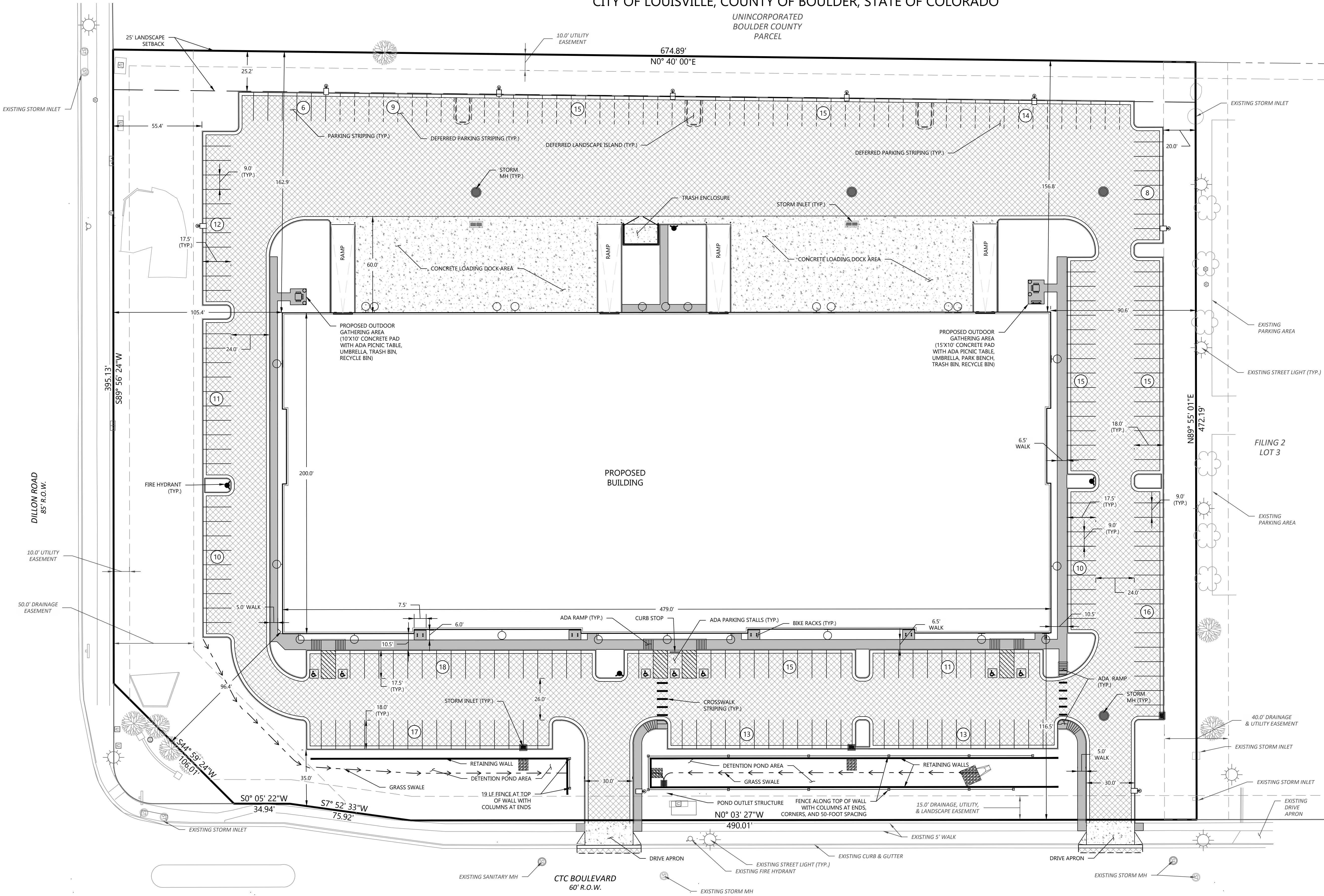
THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

UNINCORPORATED
BOULDER COUNTY
PARCEL

LEGEND:

- PROPERTY LINE
- PROPOSED BUILDING
- EXISTING BUILDING
- PROPOSED EASEMENT
- EXISTING EASEMENT
- PROPERTY SETBACK
- PROPOSED CURB & GUTTER
- EXISTING CURB & GUTTER
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- PROPOSED SIDEWALK
- PROPOSED LIGHT
- EXISTING LIGHT
- PROPOSED SIGN
- EXISTING SIGN

- NOTES:**
- ALL DIMENSIONS ARE TO FLOWLINE UNLESS OTHERWISE INDICATED.
 - MAINTENANCE OF IRRIGATION SYSTEM AND LANDSCAPING WITHIN DILLON ROAD AND CTC BLVD. RIGHTS OF WAY SHALL BE PERFORMED BY THE ADJACENT PROPERTY OWNER.
 - SNOW REMOVAL FROM CONCRETE WALKS WITHIN DILLON ROAD AND CTC BLVD. RIGHT OF WAY ADJACENT SHALL BE PERFORMED BY THE ADJACENT PROPERTY OWNER.
 - PARKING REQUIREMENTS WILL BE VERIFIED AT BUILDING PERMIT TO CONFIRM COMPLIANCE WITH PARKING MINIMUMS.
 - BIKE RACK LOCATIONS SHALL BE VERIFIED AT BUILDING PERMIT. 10 BIKE PARKING SPOTS SHALL BE PROVIDED (MINIMUM) BUT MAY BE LOCATED WITHIN BUILDING IF TENANT(S) REQUESTS.
 - DEFERRED PARKING SPACE STRIPING AND LANDSCAPE ISLANDS ARE TRIGGERED UPON NECESSITY OF THESE SPACES, TO BE DETERMINED AT BUILDING PERMIT, AND DO NOT NEED TO BE IMMEDIATELY BUILT ON SITE. THE ISLANDS, IF REQUIRED, CAN BE DISCONNECTED FROM THE PRIMARY CURB TO ALLOW EXISTING CURB TO REMAIN. IRRIGATION SHALL BE REQUIRED FOR DEFERRED LANDSCAPE ISLANDS, IF INSTALLED. A MINIMUM OF 1 CANOPY SHADE TREE PER 16 PARKING SPACES IS REQUIRED IN ALL PARKING LOTS, TO BE PLANTED IN ISLANDS, MEDIANS AND PERIMETER ADJACENT LOTS (EXCLUDING STREETScape TREE PLANTINGS).



PROOF CIVIL
consulting engineers
600 Grant Street | Suite 210 | Denver, CO

REVISIONS			
NO.	DATE	DESCRIPTION	
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3	6/18/2021	CITY COMMENTS	

SITE PLAN

LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

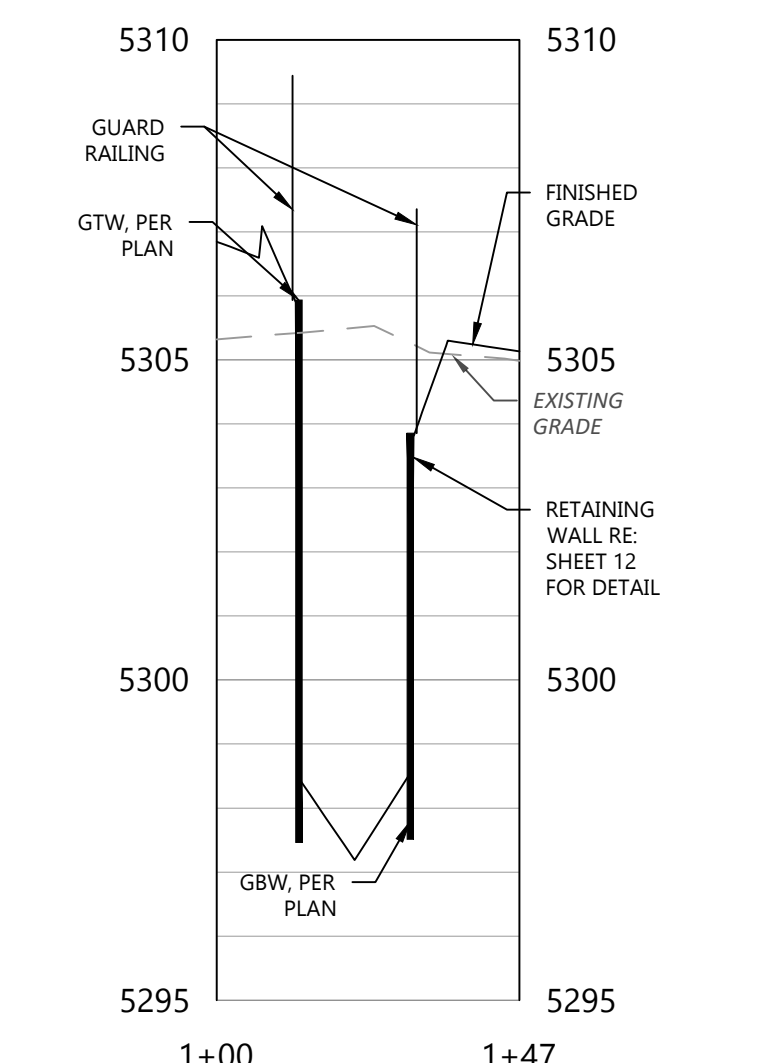
LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

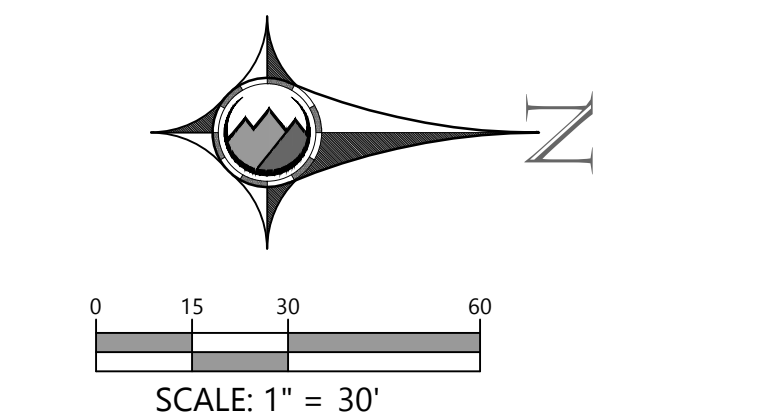
UNINCORPORATED
BOULDER COUNTY
PARCEL

LEGEND:	
	PROPERTY LINE
	PROPOSED BUILDING
	EXISTING BUILDING
	PROPOSED EASEMENT
	EXISTING EASEMENT
	PROPERTY SETBACK
	PROPOSED ASPHALT
	PROPOSED CONCRETE
	PROPOSED SIDEWALK
	PROPOSED 5' CONTOUR
	PROPOSED 1' CONTOUR
	EXISTING 5' CONTOUR
	EXISTING 1' CONTOUR
	PROPOSED STORM LINE
	EXISTING STORM LINE
	PROPOSED STORM INLET
	EXISTING STORM INLET
	FLOW DIRECTION
	PROPOSED SPOT GRADE
	EXISTING SPOT GRADE
	SLOPE AND DIRECTION
	HIGH POINT
	LOW POINT
	GRADE BREAK

- NOTES:
- ALL ELEVATION SPOTS ALONG CURB INDICATE FLOWLINE ELEVATION UNLESS OTHERWISE INDICATED.
 - PROPOSED ACCESSIBLE PARKING SPOTS SHALL HAVE 2.0% MAX SLOPE IN ANY DIRECTION.
 - ON-SITE STORM FACILITIES SHALL BE MAINTAINED BY THE PROPERTY OWNER. DAMAGES TO THE STREET LIGHT ON THE NORTHWEST SIDE OF THE SITE, CAUSED BY USE OF EASEMENT FOR DRAINAGE OR UTILITY PURPOSES, SHALL BE REPAIRED BY PROPERTY OWNER.



RETAINING WALL SECTION A-A
H:1"=30'
V:1"=3'



SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

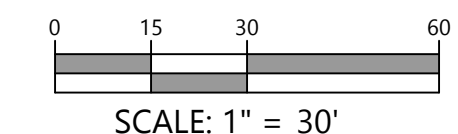
REVISIONS	
NO.	DESCRIPTION
1	4/13/2021 CITY COMMENTS
2	5/21/2021 CITY COMMENTS
3	6/18/2021 CITY COMMENTS

PROJ. NO.: 21015
DATE: 3/1/2021
DRAWN BY:
CHECKED BY:
GRADING PLAN
LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

NOTES:

1. DAMAGES TO THE STREET LIGHT ON THE NORTHWEST SIDE OF THE SITE, CAUSED BY USE OF EASEMENT FOR DRAINAGE OR UTILITY PURPOSES SHALL BE REPAIRED BY PROPERTY OWNER.
2. ON-SITE WATER LINE AND STORM SEWER LINES SHALL BE MAINTAINED BY THE PROPERTY OWNER



4
OF 12

LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

- ALUMINUM / PREFINISHED METAL
- ACCENT PAINT 03 - SW 6669 YARROW
- ACCENT PAINT 02 - SW 7674 PEPPERCORN
- ACCENT PAINT 01 - SW 7066 GRAY MATTERS
- FIELD PAINT - SW 7063 NEBULOUS WHITE
- FORMLINER - HORIZONTAL - WITH FIELD PAINT
- GLAZING - VISION
- MAX BUILDING HEIGHT BULK PLANE
- AVERAGE GRADE = 5309.40



SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

PROJ. NO.: 21015

DATE: 08/18/2021

DRAWN BY:

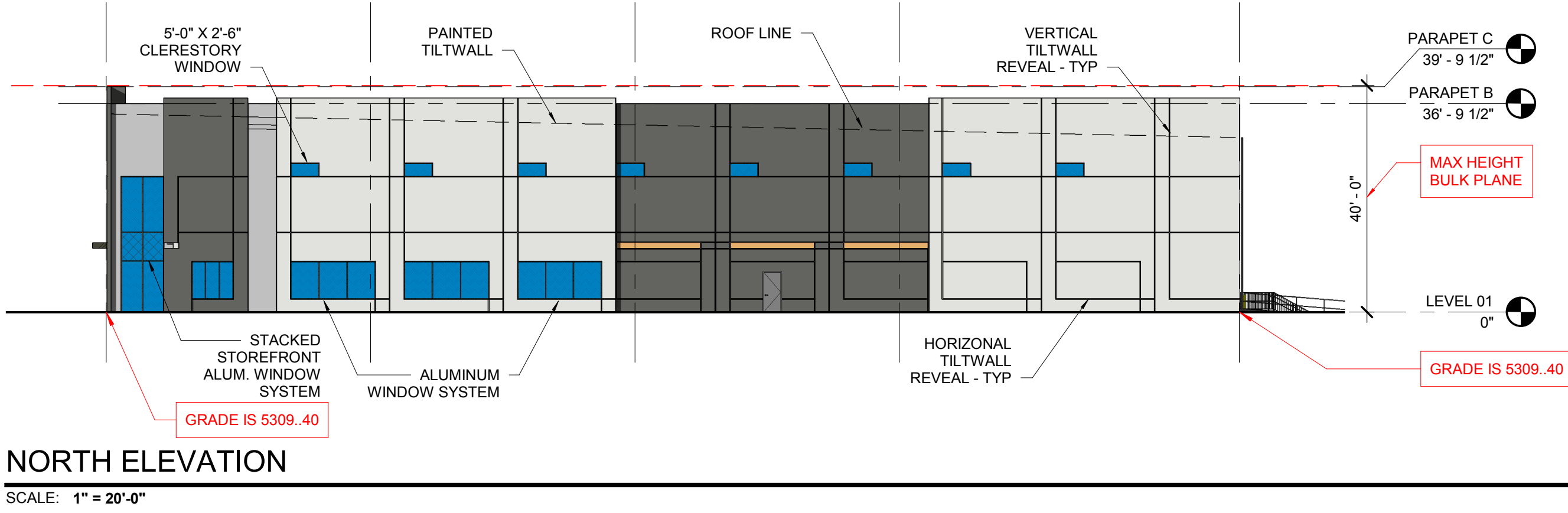
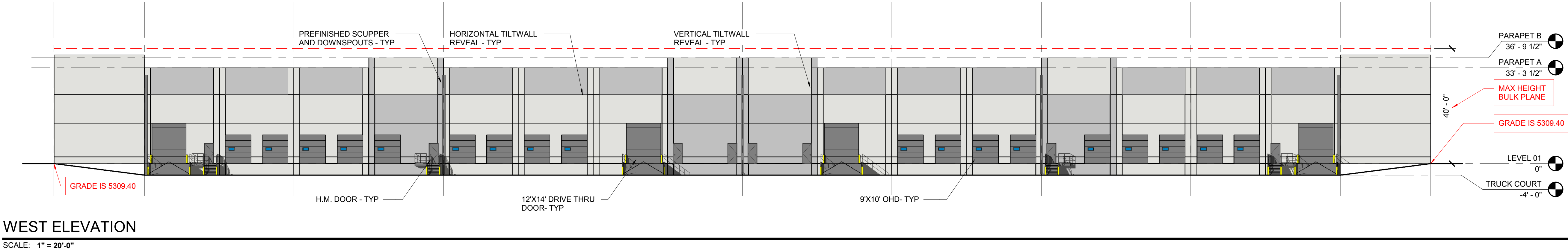
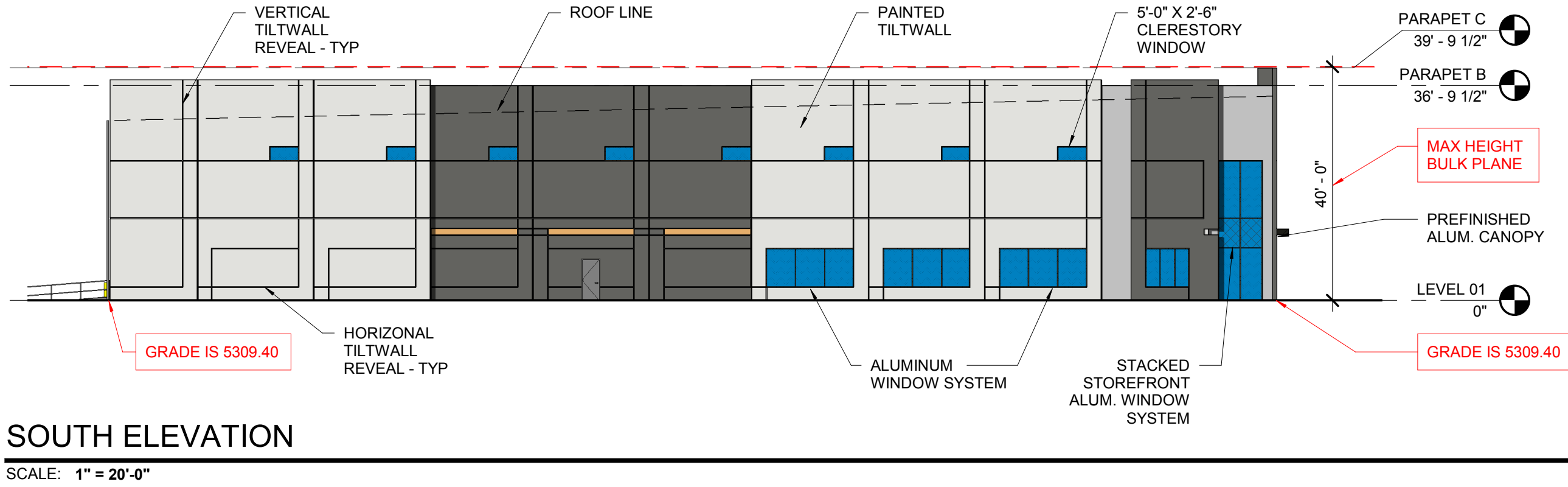
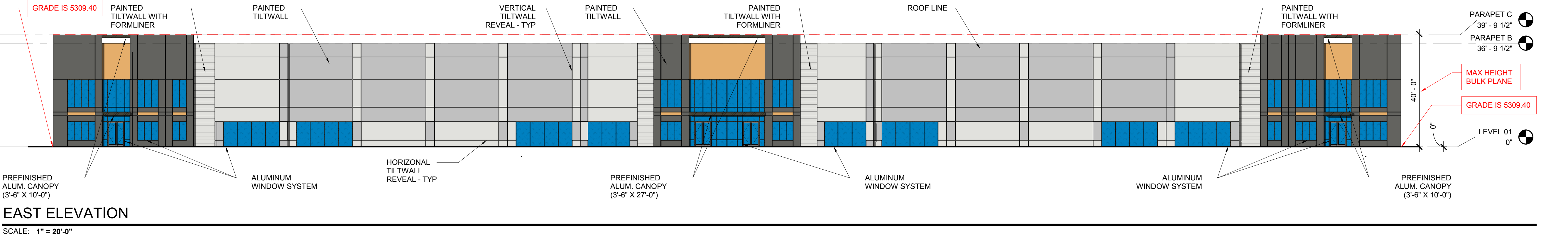
CHECKED BY:

BUILDING ELEVATIONS

LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

DRAWING NO.

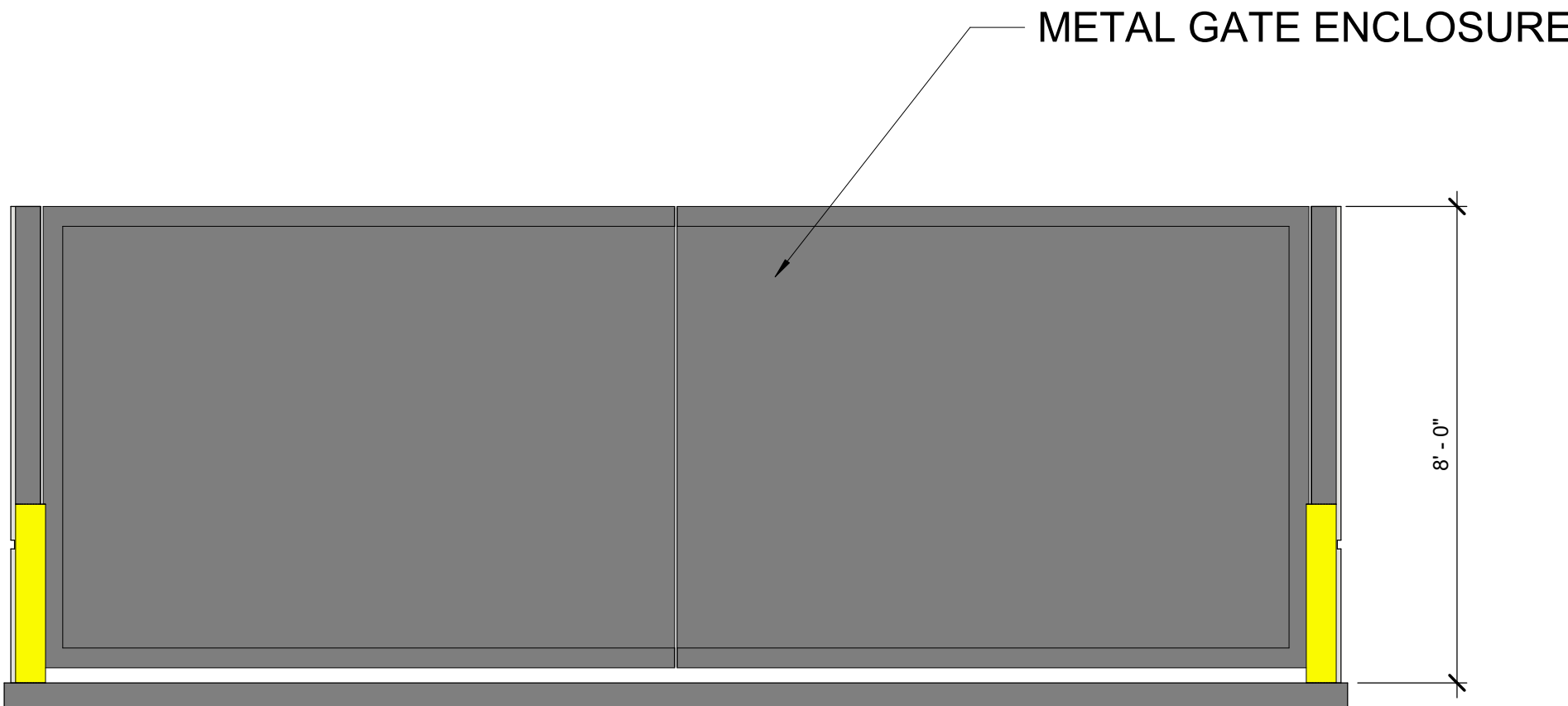
05
05 OF 12



LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D

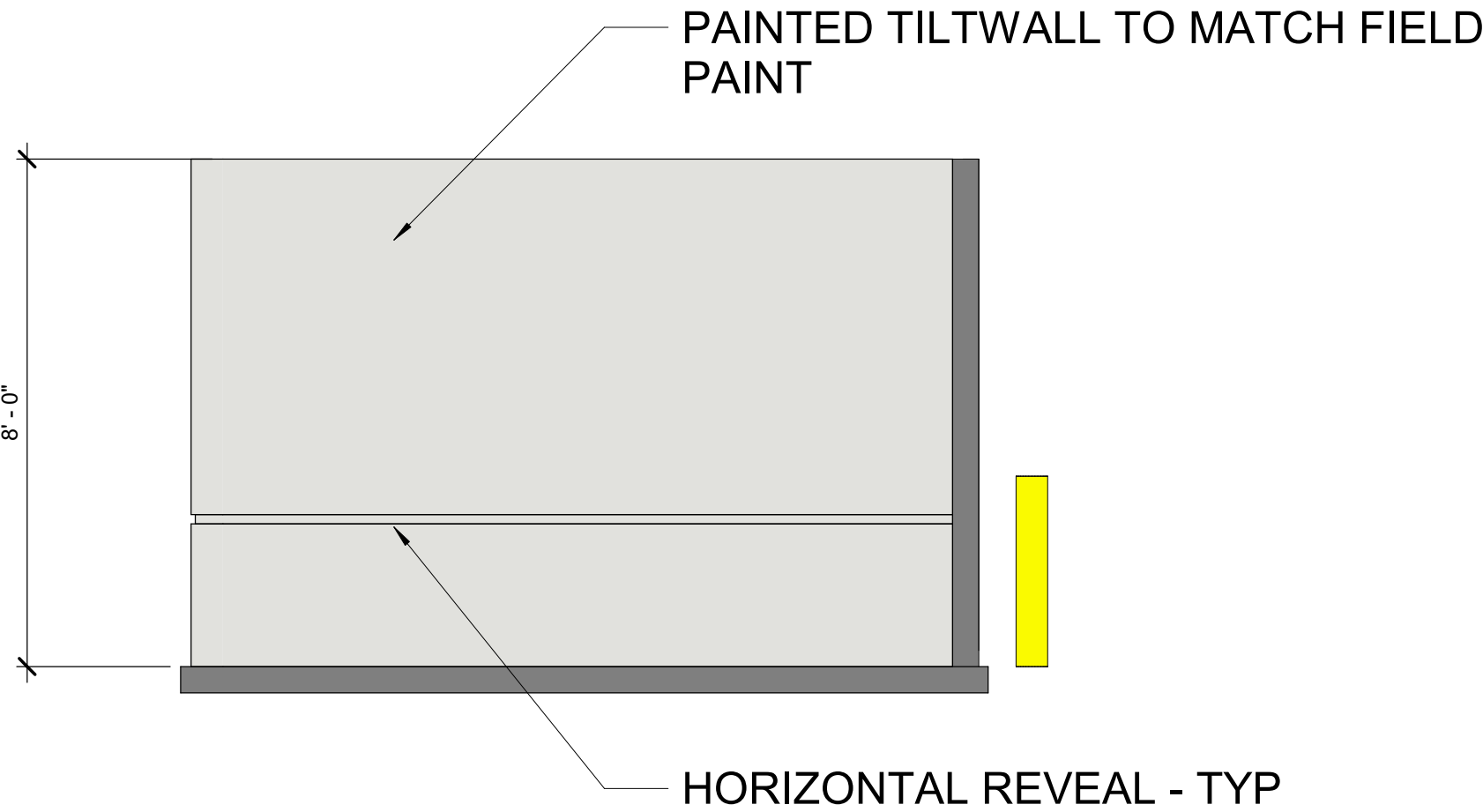
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO



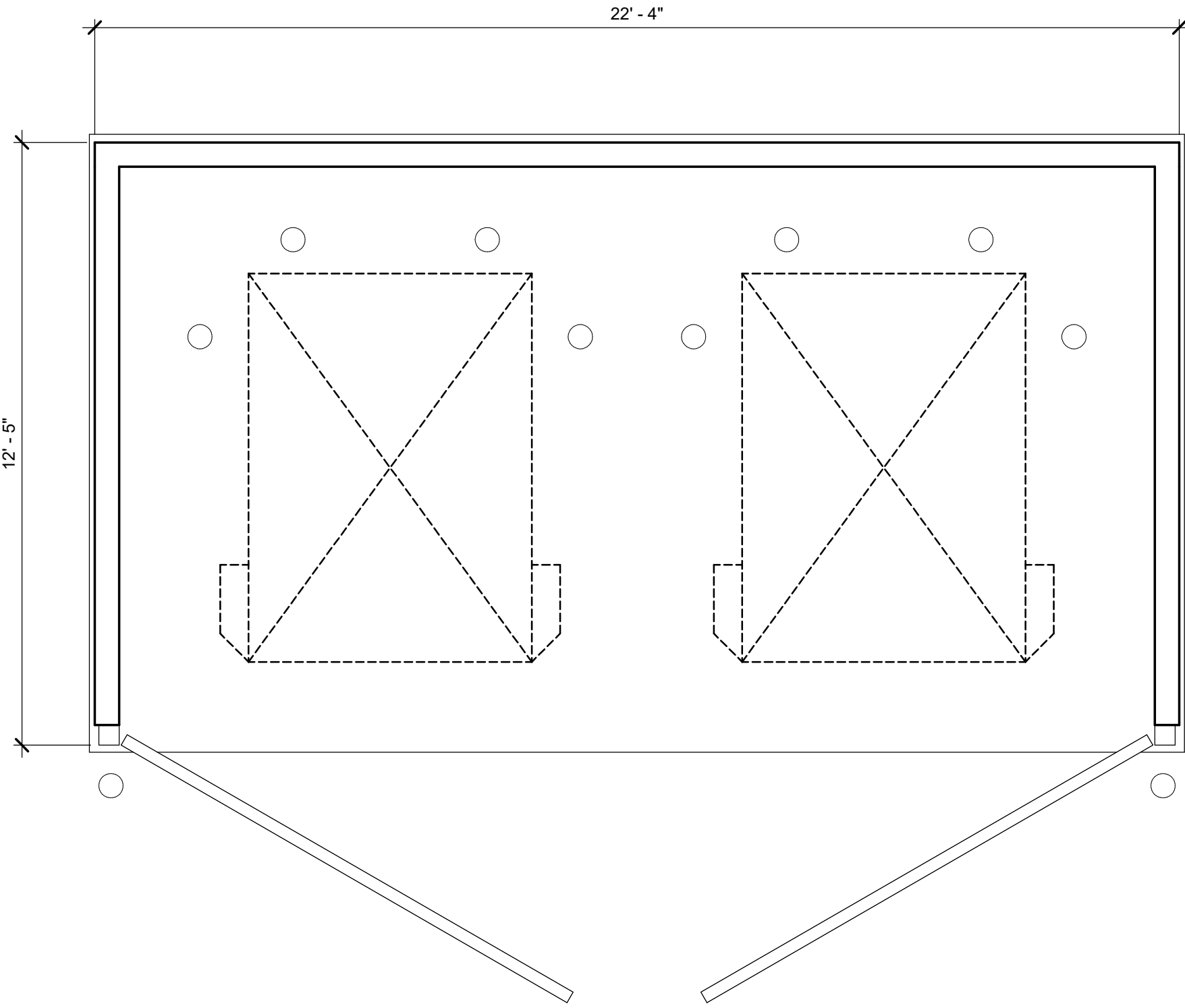
TRASH ENCLOSURE - FRONT

SCALE: 3/8" = 1'-0"



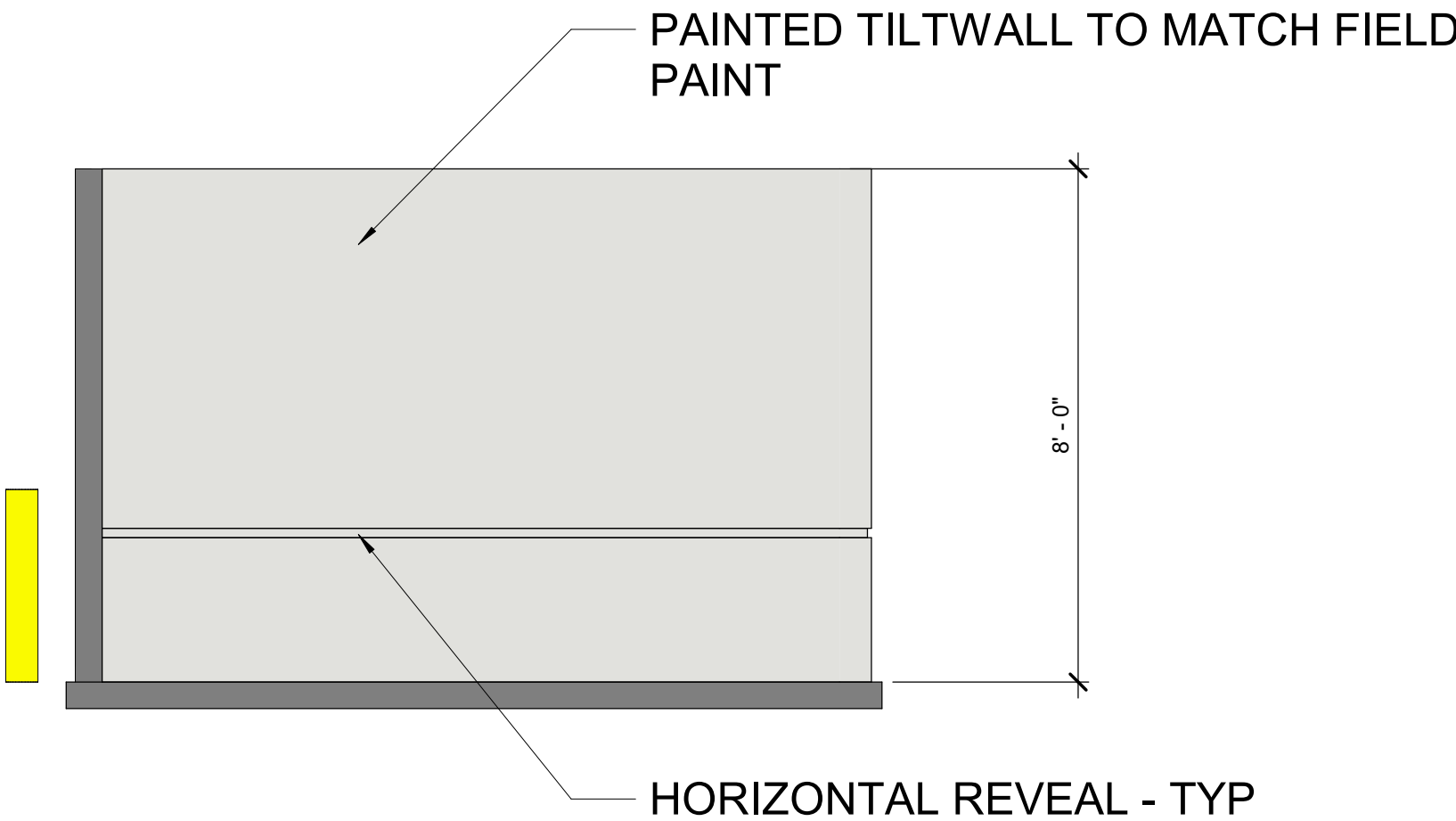
TRASH ENCLOSURE - LEFT SIDE

SCALE: 3/8" = 1'-0"



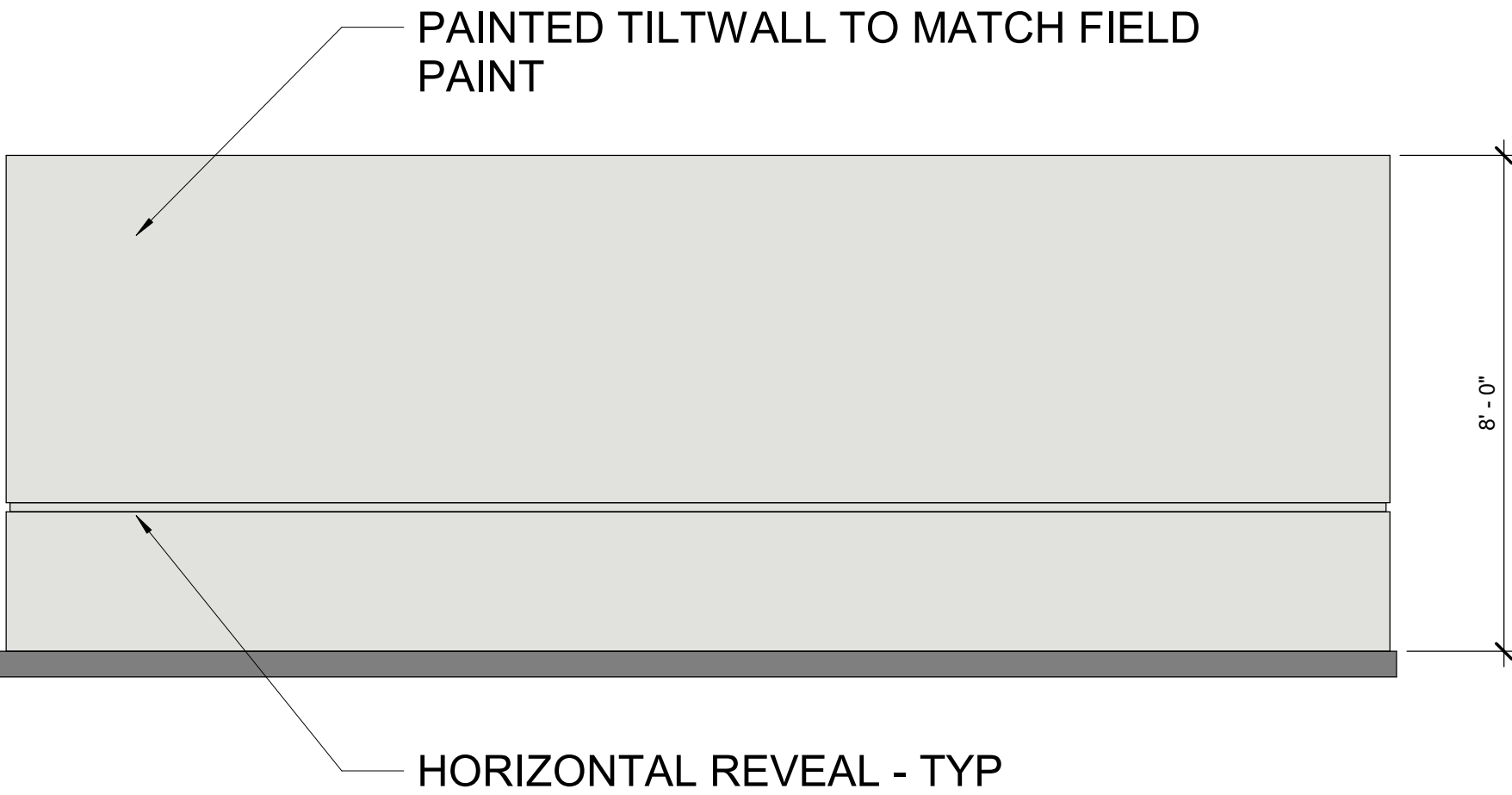
TRASH ENCLOSURE FLOOR PLAN

SCALE: 3/8" = 1'-0"



TRASH ENCLOSURE - RIGHT SIDE

SCALE: 3/8" = 1'-0"



TRASH ENCLOSURE - REAR

SCALE: 3/8" = 1'-0"

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS			
NO.	DATE	DESCRIPTION	CITY COMMENTS
1	04/13/2021		
2			
3			
4			
5			
6			
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10			

TRASH ENCLOSURE ELEVATIONS	
PROJ. NO.: 21015	DATE: 04/13/2021
DRAWN BY:	CHECKED BY:
LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D (769 CTC BLVD.) LOUISVILLE COLORADO	

DRAWING NO.

[illegible]

LANDSCAPE PLAN 'A'

NORTH

3. PRIOR TO BEGINNING ANY WORK ON THE SITE THE LANDSCAPE CONTRACTOR SHALL CONTACT THE OFFICE OF THE GENERAL CONTRACTOR AND LANDSCAPE ARCHITECT FOR SPECIFIC INSTRUCTIONS RELEVANT TO THE SEQUENCING OF WORK.
2. LANDSCAPE CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS AND SERVICE NECESSARY TO FURNISH AND INSTALL PLANTINGS AND MATERIALS AS SPECIFIED HEREIN AND AS SHOWN ON PLANS.
3. NO MATERIAL SUBSTITUTIONS SHALL BE MADE WITHOUT THE LANDSCAPE ARCHITECTS APPROVAL IN WRITING. ALTERNATE MATERIALS OF SIMILAR SIZE AND CHARACTER MAY BE CONSIDERED IF SPECIFIED PLANT MATERIALS CANNOT BE OBTAINED.
4. LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REVISE PLANT MATERIAL LIST AS DEEMED NECESSARY.
5. ALL PLANT LOCATIONS ARE APPROXIMATE. ADJUST AS NECESSARY TO AVOID CONFLICTS.
6. QUANTITIES OF MATERIALS SHOWN ON THE PLANTING PLAN TAKE PRECEDENCE OVER QUANTITIES SHOWN ON THE PLANT MATERIAL SCHEDULE. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFY ALL QUANTITIES ON THE PLANTING PLAN(S).
7. LANDSCAPE CONTRACTOR SHALL LOCATE ALL UTILITIES BEFORE COMMENCEMENT OF WORK. VERIFY EXACT LOCATION OF ALL UTILITIES BY CONTACTING APPROPRIATE UTILITY COMPANIES. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR THE REPAIR / REPLACEMENT FOR ANY DAMAGE CAUSED TO UTILITIES.
8. FINISH GRADE SHALL BE ADJUSTED FOR TURF THICKNESS.
9. ALL PLANT MATERIALS SHALL HAVE BACKFILL, CAREFULLY PLACED AROUND BASE AND SIDES OF BALL TO TWO-THIRDS (2/3) DEPTH OF BALL THEN THOROUGHLY SOAKED WITH WATER TO ALLOW SETTLEMENT. ALL WIRE, BURLAP FASTENERS, TOP ONE-THIRD (1/3) OF BURLAP AND LOOSE BURLAP SHALL BE REMOVED AT THIS TIME THE REMAINDER OF THE PIT SHALL THEN BE BACKFILLED, ALLOWING FOR THE DEPTH OF THE MULCH SAUCER AND SETTLEMENT OF BACKFILL. BACKFILL SHALL THEN BE THOROUGHLY WATERED ONCE AGAIN.
10. AFTER PLANTING IS COMPLETED REPAIR INJURIES TO ALL PLANTS AS REQUIRED. LIMIT AMOUNT OF PRUNING TO A MINIMUM NECESSARY TO REMOVE DEAD OR INJURED TWIGS AND BRANCHES. PRUNE IN SUCH A MANNER AS NOT TO CHANGE THE NATURAL GROWING HABIT OR SHAPE OF THE PLANT. MAKE ALL CUTS FLUSH, LEAVING NO STUBS. CENTRAL LEADERS SHALL NOT BE REMOVED. IF THE CENTRAL LEADER OF A PLANT IS DEAD THE PLANT SHALL BE REPLACED.
11. PLANT SPECIFIED GROUND COVERS WITHIN ONE FOOT OF TRUNK OF TREES AND SHRUBS PLANTED WITHIN THE AREA. PLANTING ARRANGEMENTS SHALL BE TRIANGULAR WITH PROPER SPACING BETWEEN PLANTS.
12. COMMERCIAL GRADE GALVANIZED STEEL EDGING WITH ROLLED EDGE SHALL BE USED TO SEPARATE ALL TURF AREAS FROM PLANTING BEDS. PLACE EDGING FLUSH WITH GRADE AND STAKE TO GROUND PER MANUFACTURES RECOMMENDATIONS. MANUFACTURE KODIAK STEEL OR EQUAL.
13. LANDSCAPE CONTRACTOR TO PROVIDE THE LANDSCAPE ARCHITECT A SAMPLE OF PROPOSED STEEL EDGING FOR REVIEW AND APPROVAL PRIOR TO INSTALLATION.
14. USE SHREDDED CEDAR MULCH IN ALL PLANTING BEDS AND TREE SAUCERS. LANDSCAPE CONTRACTOR SHALL PROVIDE A 1 CUBIC FOOT SAMPLE OF PROPOSED MULCH TO LANDSCAPE ARCHITECT FOR REVIEW AND APPROVAL.
15. PLACE FOUR INCHES OF MULCH IN ALL SHRUB BEDS, PLACE FOUR INCHES OF MULCH IN ALL GROUND COVER, PERENNIAL BEDS AND PLACE 4 INCHES OF MULCH AT ALL TREE SAUCERS.
16. PLANTING BEDS RECEIVING MULCH ARE TO BE FREE OF WEEDS AND GRASS. TREAT BEDS WITH A PRE-EMERGENT HERBICIDE PRIOR TO PLANTING AND MULCH PLACEMENT. DO NOT APPLY HERBICIDE IN PERENNIAL OR ANNUAL BEDS.
17. LANDSCAPE CONTRACTOR TO REMOVE TREE STAKES AND ALL DEAD WOOD ON TREES AND SHRUBS ONE YEAR AFTER SUBSTANTIAL COMPLETION IS GRANTED ON THE COMPLETE PROJECT.
18. REPORT ANY DISCREPANCIES IN THE PLANTING PLAN TO THE LANDSCAPE ARCHITECT PRIOR TO STARTING CONSTRUCTION.
19. ALL LANDSCAPE AREAS SHALL BE IRRIGATED BY AN UNDERGROUND AUTOMATIC UNDERGROUD IRRIGATION SYSTEM. WITH SEPARATE ZONES FOR TURF AND SHRUBS / TREES / GROUNDCOVER.
20. IF TRANSFORMERS, GROUND MOUNTED HVAC EQUIPMENT, UTILITY PEDESTALS, ETC. ARE NOT SHOWN ON THE SITE IMPROVEMENT PLAN, ADDITIONAL LANDSCAPE/SCREENING MAY BE REQUIRED BASED UPON FIELD CONDITIONS DISCOVERED VIA THE SITE INSPECTION BY STAFF. MADE PRIOR TO THE ISSUANCE OF CERTIFICATE OF OCCUPANCY, OR FINAL INSPECTION AS APPLICABLE.

PRIOR TO PLANTING, ALL SITES FOR PLANTINGS SHALL INCORPORATE SOIL AMENDMENTS AT A RATE OF 3 CUBIC YARDS PER 1000 SQUARE FEET TO A MINIMUM DEPTH OF 6". A LESSER AMOUNT SHALL BE ALLOWED IF A SOIL TEST SHOWS THAT 3 CUBIC YARDS PER 1000 SQUARE FEET IS NOT NECESSARY FOR WATER RETENTION AND DEEP ROOTING OF PLANT MATERIALS. IF THE SPECIFIED PLANT MATERIAL REQUIRES LESS FERTILE SOIL, THOSE AREAS MAY HAVE LESS SOIL AMENDMENTS INSTALLED IF APPROVED BY THE LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL TAKE A MINIMUM OF 3 SOIL SAMPLES FROM THE SITE. SAMPLE LOCATIONS SHALL BE FROM PLANTING AREAS AND SHALL BE LOCATED ON OPPOSITE SIDES OF THE PROJECT. EXISTING TOPSOIL SHALL BE SALVAGED AND STOCKPILED FOR USE AS SOIL AMENDMENTS OR TOPSOIL. EXAMPLES OF ACCEPTABLE SOIL AMENDMENTS INCLUDE COMPOST AND AGED MANURE. MOUNTAIN PEAT AND INORGANIC MATERIALS SUCH AS SAND, GYPSUM AND LIME ARE PROHIBITED SOIL AMENDMENTS. ALL SITES ARE SUBJECT TO INSPECTION BY THE CITY FOR COMPLIANCE WITH SOIL AMENDMENT REQUIREMENTS.

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO

REVISIONS		
NO.	DATE	DESCRIPTION
2	4.22.21	SECOND SUBMITTAL - CITY COMMENTS
3	5.22.21	THIRD SUBMITTAL - CITY COMMENTS
4	6.18.21	FOURTH SUBMITTAL - CITY COMMENTS
5	7.14.21	FIFTH SUBMITTAL - CITY COMMENTS

PROJ. NO.: 3101F

PROJ. NO.:	21015
DATE:	7/14/2021
DRAWN BY:	
CHECKED BY:	

LANDSCAPE PLAN 'A'

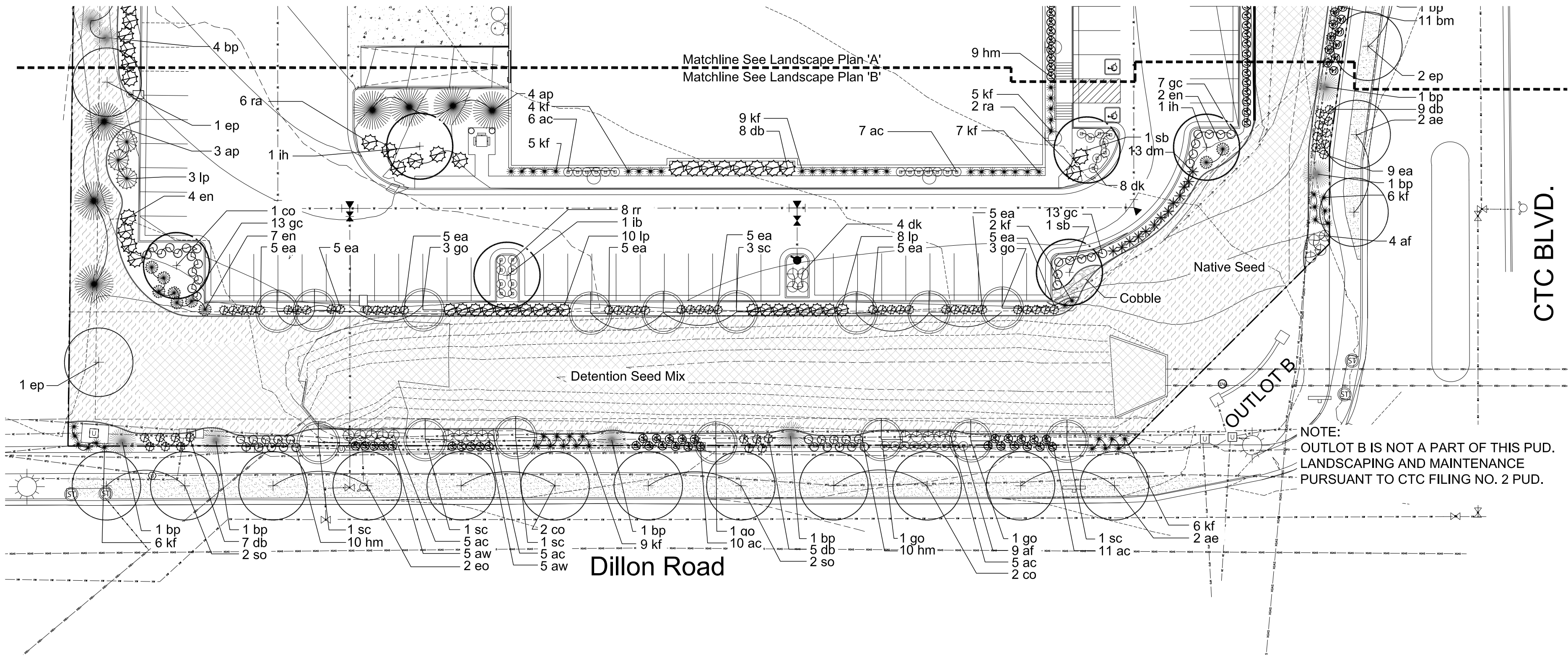
769 CTC

QUI SVI E

DRAWING NO

7

7 OF 12



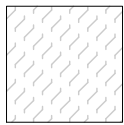
LANDSCAPE PLAN 'B'

LANDSCAPE DATA CHART

SITE AREA		317,117 sf.			
REQUIRED LANDSCAPE AREA		79,279 sf. (25%)			
PROVIDED LANDSCAPE AREA		90,477 sf. (28.5%)			
STREETSCAPE					
	STREET FRONTAGE	REQUIRED TREES 1 TREE / 20 In.ft.	PROVIDED TREES	REQUIRED SHRUBS 6 SHRUBS / REQ. TREE	PROVIDED SHRUBS
DILLON ROAD	396 In.ft.	20 Trees	23 Trees	120 Shrubs	143 Shrubs
CTC BLVD.	591 In.ft.	30 Trees	30 Trees	180 Shrubs	181 Shrubs
ABUTTING PROPERTY					
	DISTANCE	REQUIRED TREES 1 TREE / 30 In.ft.	PROVIDED TREES		
NORTH BOUNDARY	472 In.ft.	16 Trees	16 Trees		
	DISTANCE	REQUIRED TREES 1 TREE / 20 In.ft.	PROVIDED TREES		
WEST BOUNDARY	675 In.ft.	34 Trees	34 Trees		
PARKING LOT					
STALLS	REQUIRED TREES 1 TREE / 16 STALLS	PROVIDED TREES			
184	12 Trees	13 Trees			

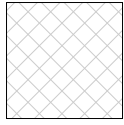
PLANT MATERIAL SCHEDULE

Ground Covers - Native Seed

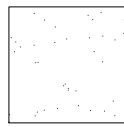


THORNTON SIGNATURE WARM SEASON MIX:
40% LITTLE BLUESTEM 15 LBS/ACRE
20% SIDE OATS GRAMA 10 LBS/ACRE
20% BLUE GRAMA 3 LBS/ACRE
20% BUFFALOGRASS 12 LBS/ACRE
40 LBS/ACRE

Ground Covers - Detention Seed Mix



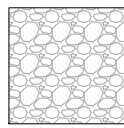
REDTOP 2 0.1 LBS/ACRE
SWITCHGRASS (PATHFINDER) 2.2 LBS/ACRE
WESTERN WHEATGRASS (ARRIBA) 7.9 LBS/ACRE
INDIAN SALTGRASS 1.0 LBS/ACRE
WOOLY SEDGE 0.1 LBS/ACRE
BALTIC RUSH 0.1 LBS/ACRE
PRAIRIE CORDGRASS 1.0 LBS/ACRE



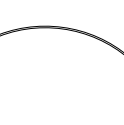
TURFGRASS SOD
IMPROVED BLUEGRASS SOD SHALL CONSIST OF TEXAS
HYBRID BLUEGRASS THAT IS LOCALLY GROWN.



HARDWOOD MULCH



2'-3" Unpolished River Rock - Cobble



STEEL EDGING

PLANT MATERIAL SCHEDULE

QUAN.	SYM.	COMMON/BOTANICAL NAME	INSTALLED SIZE	COND.	WATER NEEDS
☐ DECIDUOUS TREES					
8	sb	SENSATION BOX ELDER <i>Acer negundo</i> 'Sensation'	2 1/2" CAL. SINGLE TRUNK	B & B	LOW
9	ep	EXCLAMATION PLANETREE <i>Platanus acerifolia</i> 'morton circle'	2 1/2" CAL. SINGLE TRUNK	B & B	ZERIC
5	ae	ACCOLADE ELM <i>Ulmus 'Morton'</i> 'Accolade'	2 1/2" CAL. SINGLE TRUNK	B & B	MEDIUM
6	ih	IMPERIAL HONEYLOCUST <i>Gleditsia tria. Inermis</i> 'Imperial'	2 1/2" CAL. SINGLE TRUNK	B & B	LOW - MEDIUM
13	co	CHINKAPIN OAK <i>Quercus muhlenbergii</i>	2 1/2" CAL. SINGLE TRUNK	B & B	MODERATE
11	eo	ENGLISH OAK <i>Quercus robur</i>	2 1/2" CAL. SINGLE TRUNK	B & B	LOW- MEDIUM
7	so	SCARLET OAK <i>Quercus coccinea</i>	2 1/2" CAL. SINGLE TRUNK	B & B	MODERATE
☐ ORNAMENTAL TREES					
7	sc	SPRING SNOW CRABAPPLE <i>Malus sp.</i> 'Spring Snow'	2" CAL. SINGLE TRUNK	B & B	LOW
3	pc	CHANTICLEER PEAR 'CLEVELAND' <i>Pyrus calleryana</i> 'Cleveland Select'	2" CAL. SINGLE TRUNK	B & B	LOW
9	go	COCKSPUR HAWTHORN, THNLS CLUMP <i>Crataegus cruscalli</i> 'Inermis clump'	2" CAL. SINGLE TRUNK	B & B	LOW
7	qs	CRIMSON SPIRE OAK <i>Quercus crimschmidf</i>	2" CAL. SINGLE TRUNK	B & B	LOW
☐ EVERGREEN TREES					
32	ap	AUSTRIAN PINE <i>Pinus nigra</i>	6' (75%) / 8' HT. (25%)	B & B	LOW - MEDIUM
28	bp	EMERALD ARROW BOSNIAN PINE <i>Pinus heldreichii</i> 'emerald arrow'	6' (75%) / 8' HT. (25%)	B & B	LOW - MEDIUM
3	bs	BLACK HILL SPRUCE <i>Picea glauca</i> 'densata'	6' (75%) / 8' HT. (25%)	B & B	MODERATE
☐ SHRUBS					
24	ra	GROW LOW FRAGRANT SUMAC <i>Rhus aromatica</i> 'Gro Low'	5 GAL.	CONT.	ULTRA LOW
5	ss	VANHOUTTE SPIREA <i>Spiraea x vanhouttei</i>	5 GAL.	CONT.	LOW
41	dk	DAKOTA SUNSPOT POTENTILLA <i>Potentilla fruticosa</i> 'Fargo'	5 GAL.	CONT.	LOW
69	gc	GREEN MOUND ALPINE CURRANT <i>Ribes alpinum</i> 'Green Mound'	5 GAL.	CONT.	LOW
28	lb	LIMEMOUND SPIREA <i>Spiraea x bumalda</i> 'Monhub'	5 GAL.	CONT.	MEDIUM
49	ea	BURNING BUSH 'Dwarf Nana' <i>Eounymus alata</i> 'Dwarf Nana'	5 GAL.	CONT.	MEDIUM
47	db	DWARF NINEBARK <i>Physocarpus opulifolius</i> 'Nanus'	5 GAL.	CONT.	LOW
61	bm	BLUE MIST SPIREA <i>Caryopteris x clandonensis</i> 'First Choice'	5 GAL.	CONT.	LOW
38	lp	LODENSE PRIVET <i>Ligustrum vulgare</i> 'Lodense'	5 GAL.	CONT.	LOW
32	aw	ANTHONY WATERER SPIREA <i>Spiraea japonica</i> 'Anthony Waterer'	5 GAL.	CONT.	ULTRA LOW
84	ac	RIBES ALPINUM <i>Alpine currant</i>	5 GAL.	CONT.	LOW
32	en	RABBITBRUSH <i>Eric nauseosa speciosa</i>	5 GAL.	CONT.	LOW
28	nm	NINEBARK MOUNTAIN <i>Physocarpus opulifolius</i>	5 GAL.	CONT.	LOW
96	af	DOGWOOD ARCTIC FIRE <i>Cornus stolonifera</i> 'Farrow PP18523'	5 GAL.	CONT.	LOW
64	rr	POTENTILLA RED ROBIN <i>Potentilla fruticosa</i> 'Red Robin'	5 GAL.	CONT.	LOW
44	hm	ST. JOHN'S WORT <i>Hypericum Frondosum</i> 'Sunburst'	5 GAL.	CONT.	MODERATE
11	vd	VARIEGATED DOGWOOD <i>Cornus Alba</i>	5 GAL.	CONT.	MODERATE
11	ps	PURPLELEAF SAND CHERRY <i>Prunus x cistena</i>	5 GAL.	CONT.	MODERATE
☐ ORNAMENTAL GRASSES					
125	kf	KARL FOERSTER FEATHER REED <i>Calamagrostis acuti.</i> 'Karl Foerster'	2 GAL.	CONT.	LOW
58	dm	DWARF MAIDEN GRASS <i>Miscanthus sinensis</i> 'Yaku Jima'	2 GAL.	CONT.	LOW

LOUISVILLE STANDARD PLANTING NOTES:

- LANDSCAPE AND IRRIGATION PLANS SHALL BE SUBMITTED TO PUBLIC WORKS FOR REVIEW AND APPROVAL PRIOR TO CONSTRUCTION.
- STREET TREES SHALL BE INSPECTED/APPROVED BY CITY FORESTER
- LANDSCAPE AND IRRIGATION PRE-CONSTRUCTION CONFERENCE WITH PUBLIC WORKS REQUIRED. PUBLIC WORKS SHALL APPROVE RIGHT OF WAY IRRIGATION SYSTEM OPERATION PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY.
- ROOT BARRIER SHALL BE PROVIDED ADJACENT TREE PLANTINGS THAT ARE LESS THAN 5' FROM PUBLIC CURB OR WALK.

SEEDING INSTUCTIONS

- Do not perform seeding in windy conditions.
- Seeding shall be dispersed in 2 directions at right angles to each other.
- Permanently seed and mulch cut and fill slopes as construction proceeds to extent considered desirable and practical. In the event it is not practical to seed areas, slopes shall be stabilized with straw mulch and tackifier, bonded fiber matrix, netting, blankets or other means to reduce the erosive potential of the area.
- Seed lawn areas by sowing evenly with approved mechanical seeder at rate of minimum of 12.4 pounds per acre. Culti_packer or approved similar equipment may be used to cover seed and to form seedbed in one operation. In areas inaccessible to culti_packer, lightly rake seeded ground with flexible rakes and roll with water ballast roller. After rolling mulch with straw mulch at the rate of 2 tons per acre.
- Surface layer of soil for seeded areas shall be kept moist during germination period. Water seeded areas twice first week to minimum depth of 6 inches with fine spray and once per week thereafter as necessary to supplement natural rain to equivalent of 6 inches depth.

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

PROJ. NO.: 21015

LANDSCAPE PLAN 'B'

769 CTC

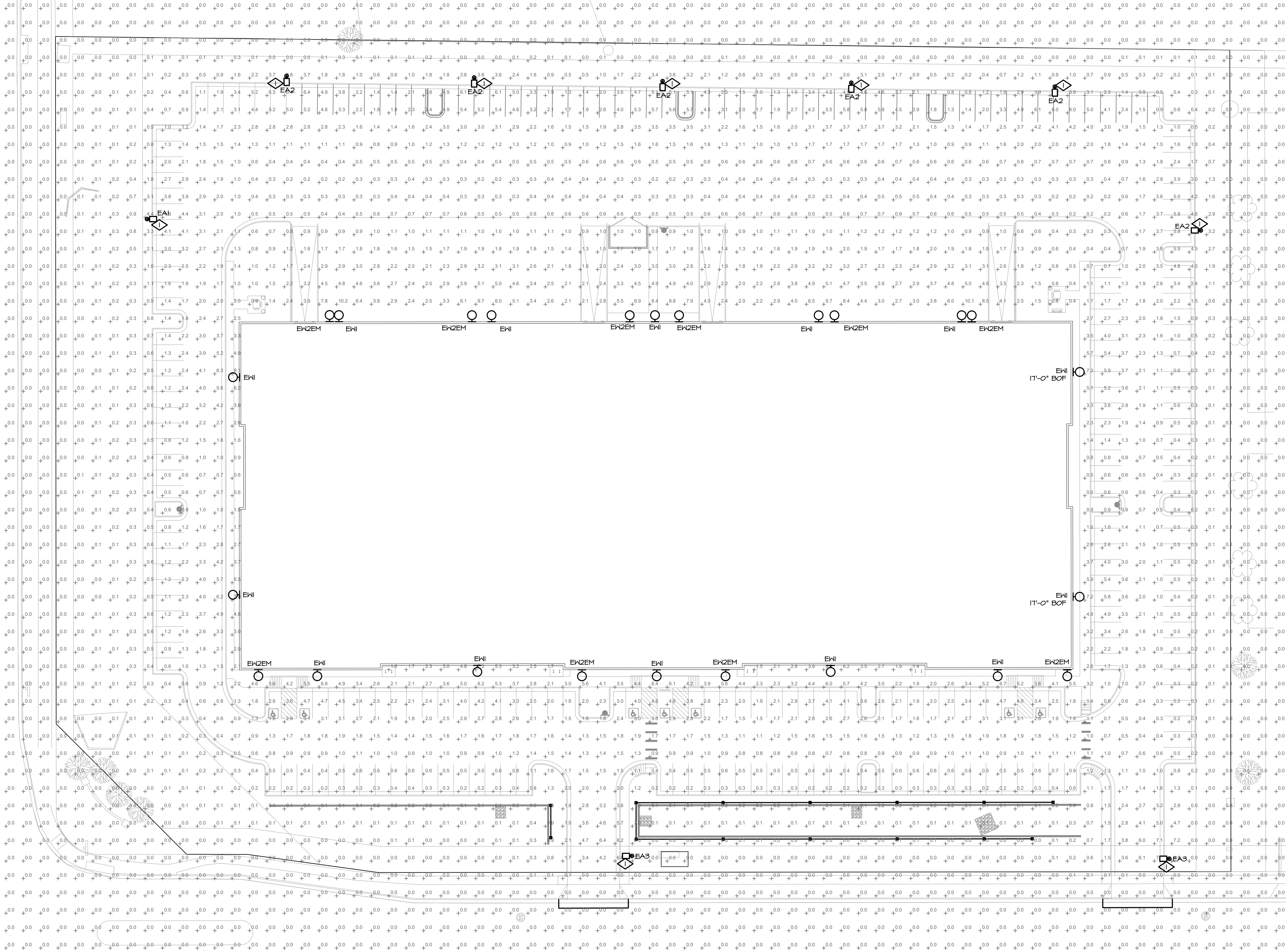
LOUISVILLE

DRAWING NO.

8
8 OF 12

LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO



1 | PHOTOMETRIC PLAN
10" SCALE: 1" = 30'

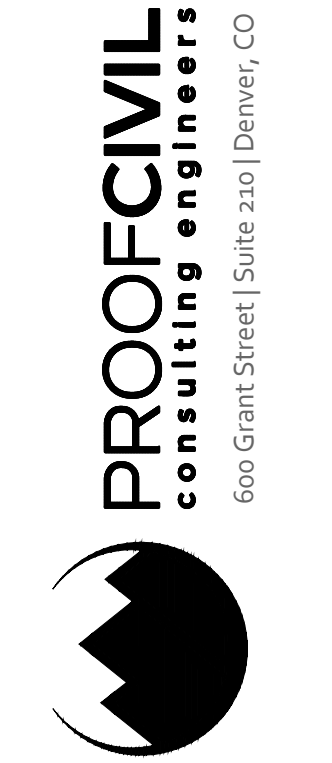
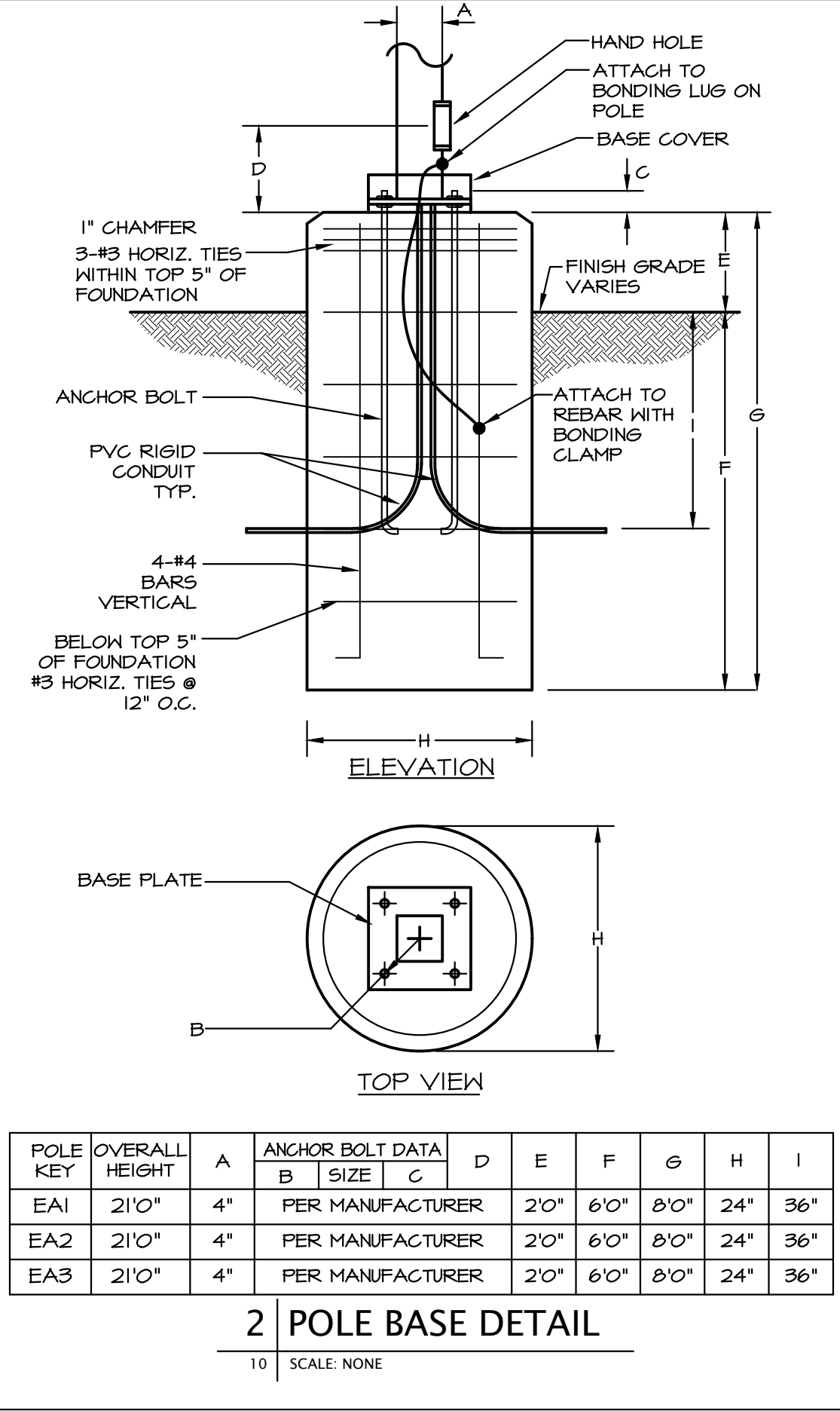
- GENERAL NOTES
1. FIXTURE POLE HEIGHTS DO NOT EXCEED 21 FEET ON THE PROPERTY.
 2. ALL LIGHT FIXTURES TO BE CONTROLLED VIA ASTRONOMICAL TIMECLOCK WITH PHOTOCELL TO ALLOW LIGHTS TO BE TURNED "ON" ONLY DURING NON-DAYLIGHT HOURS.
 3. ALL FEEDERS TO EXTERIOR LIGHTING TO BE FED WITH #10 WIRE MINIMUM FOR A BRANCH CIRCUIT VOLTAGE DROP OF LESS THAN 3%.
 4. ALL LIGHT FIXTURES ARE FULL-CUTOFF AND SHIELDED TO REDUCE GLARE BEYOND THE PROPERTY LINE. ALL LAMPS DO NOT EXTEND BELOW THE HOUSING OF THE FIXTURE.
 5. ILLUMINATION WITHIN THE SITE MUST COMPLY WITH THE 2010 INTERNATIONAL BUILDING CODE REQUIREMENT FROM SECTION 1006 - MEANS OF EGRESS ILLUMINATION. SECTION 1006.2 ILLUMINATION REQUIRED: THE MEANS OF EGRESS, INCLUDING THE EXIT DISCHARGE, SHALL BE ILLUMINATED AT ALL TIMES THE BUILDING IS OCCUPIED. SECTION 1006.2 ILLUMINATION LEVEL: THE MEANS OF EGRESS ILLUMINATION SHALL NOT BE LESS THAN 1 FOOT-CANDLE (1 LUX) AT THE FLOOR LEVEL, AND CONTINUING TO THE "PUBLIC WAY".

KEYNOTE LEGEND

KEY	VALUE
EA1	1. LIGHT FIXTURES ARE PROVIDED WITH BACK LIGHT CONTROL HOUSE SIDE SHIELD TO PREVENT LIGHT TRESPASS TO ADJACENT PROPERTIES.

Statistics

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Docking Area	+	2.8 fc	10.2 fc	0.9 fc	11.3:1	3.1:1
Parking	+	1.7 fc	6.4 fc	0.2 fc	32.0:1	8.5:1
Sidewalk	+	3.7 fc	7.3 fc	0.6 fc	14.6:1	7.4:1
Site	+	0.9 fc	10.2 fc	0.0 fc	N/A	N/A



SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

NO.	DATE	DESCRIPTION
21015	4/13/2021	CITY COMMENTS
	5/21/2021	CITY COMMENTS
	6/18/2021	CITY COMMENTS
	7/15/2021	CITY COMMENTS

PROJ. NO.: 21015
DATE: 3/1/2021
DRAWN BY: RCS
CHECKED BY: EDR

PHOTOMETRIC PLAN
LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

DRAWING NO.

LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

LIGHTING FIXTURE SCHEDULE														
TYPE	DESCRIPTION	MANUFACTURER	CATALOG NUMBER	VOLTAGE	SOURCE			MAX WATTS	LUMEN OUTPUT	DIMMING	FIXTURE FINISH	MOUNTING LOCATION	INFORMATION	NOTES
					QTY	WATT	TYPE	CGT/CR						
EA1	LED AREA POLE FIXTURE TYPE IV MEDIUM DISTRIBUTION HOUSE SIDE SHIELD	LITHONIA	DSX2LED-PI-30K-T4M- MVOLT-HS-DBLXD	277V	1	140	LED	3000K	140	17221	--	BLACK POLE GROUND	21' OFH	
EA2	LED AREA POLE FIXTURE BACK LIGHT CONTROL	LITHONIA	DSX2LED-PI-30K-BLC- MVOLT-DBLXD	277V	1	140	LED	3000K	140	14424	--	BLACK POLE GROUND	21' OFH	
EA3	LED AREA POLE FIXTURE LEFT CORNER CUTOFF	LITHONIA	DSX2LED-PI-30K-LCCO- MVOLT-DBLXD	277V	1	140	LED	3000K	140	10733	--	BLACK POLE GROUND	21' OFH	
EW1	LED WALL PACK TYPE IV MEDIUM DISTRIBUTION	LITHONIA	DSX2LED-PI-30K-T4M- MVOLT-DBLXD	277V	1	140	LED	3000K	140	17221	--	BLACK POLE GROUND	18' OFH	
EW2EM	LED WALL PACK VISUAL COMFORT WIDE EMERGENCY BATTERY BACKUP	LITHONIA	WST-LED-PI-30K-VH- MVOLT-ETWH-DBLXD	277V	1	12	LED	3000K	12	1546	--	BLACK SURFACE WALL	11' OFH	
ABBREVIATIONS: BOF - BOTTOM OF FIXTURE, RFD - RECESSED FIXTURE DEPTH, OFH - OVERALL FIXTURE HEIGHT, AFF(AFG) - ABOVE FINISHED FLOOR (GRADE), WFD - WALL FIXTURE DEPTH														
GENERAL NOTES: A. ALL LED LAMPS AND/OR FIXTURES SHALL BE 3000K COLOR TEMPERATURE AND A MINIMUM OF 82CRI, UN. B. ALL REFLECTOR LAMPS SHALL BE PROVIDED AS WIDE FLOOD DISTRIBUTION, UN. C. PROVIDE LUMINAIRES SHOWN AS SHADED WITH FACTORY INSTALLED 40 MINUTE EMERGENCY BATTERY OR OTHER REMOTE POWER SOURCE, UN. EMERGENCY LUMINAIRES SHALL SENSE UN-SWITCHED POWER TO THE SPACE AND OPERATE AUTOMATICALLY UPON LOSS OF NORMAL POWER. ALL EMERGENCY LUMINAIRES SHALL HAVE AN INTEGRAL TEST SWITCH AND VISIBLE INDICATOR LIGHT. CONNECT THE EMERGENCY BATTERY TO THE UN-SWITCHED LEG OF THE LIGHTING CIRCUIT INDICATED. D. LUMENS LISTED ARE DELIVERED LUMENS, NOT INITIAL. E. FOR ALL SPECIFIED LUMINAIRES, THE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL MOUNTING HARDWARE, ACCESSORIES, COMPONENTS, LEADER/JUMPER CABLES, WIRE FEED, CONNECTORS, END CAPS, REMOTE POWER SUPPLIES, AND ANY OTHER NECESSARY COMPONENT AS REQUIRED FOR INSTALLING A SECURE AND FULLY FUNCTIONAL SYSTEM. F. THE CONTRACTOR SHALL VERIFY THE CEILING TYPE BEFORE ORDERING LIGHT FIXTURES TO ENSURE COMPATIBILITY WITH SPECIFIED FIXTURES. NOTIFY SPECIFIER OF ANY DISCREPANCIES. G. ALL FINISH SELECTIONS SHALL BE VERIFIED BY ARCHITECT/INTERIOR DESIGNER/OWNER AS PART OF THE SUBMITTAL PROCESS. UNLESS OTHERWISE NOTED, EC SHALL ASSUME STANDARD LUMINAIRE FINISH OPTION FOR FINISHING. H. EC SHALL VERIFY ALL FIXTURE MOUNTING HEIGHTS WITH ARCHITECTURAL ELEVATIONS PRIOR TO ANY ROUGH-IN. I. TYPICAL FOR ALL LIGHT FIXTURES WITH DESIGNATION STARTING WITH 'M'. FIXTURES ARE SHOWN FOR REFERENCE ONLY. FIXTURE SELECTIONS AND SPECIFICATIONS SHALL BE PROVIDED BY THE ARCHITECT AND/OR INTERIOR DESIGNER. EC SHALL COORDINATE EXACT MOUNTING LOCATION, MOUNTING HEIGHT, MATTAGE, AND DIMMING PROTOCOL WITH ARCHITECT / INTERIOR DESIGNER, LIGHTING CONSULTANT, AND/OR ELECTRICAL ENGINEER PRIOR TO INSTALL. J. REMOTE DRIVER(S)/TRANSFORMER(S) SHALL BE LOCATED IN A CONCEALED, ACCESSIBLE, AND VENTILATED LOCATION AS PROPOSED BY THE EC AND APPROVED BY THE ARCHITECT. REFER TO THE MANUFACTURER'S INSTALLATION INSTRUCTIONS FOR MINIMUM REQUIRED CLEARANCES FROM ADJACENT MATERIALS, AND WIRING REQUIREMENTS TO PREVENT VOLTAGE DROP. DO NOT EXCEED MANUFACTURER'S RECOMMENDATIONS REGARDING WIRE GAUGE AND MAXIMUM WIRE RUN LENGTHS. K. FOR LUMINAIRES SPECIFIED WITH 0-10V DIMMING, 0-10V DIMMING DRIVER(S) REQUIRE ADDITIONAL LOW VOLTAGE CONTROL WIRES IN ADDITION TO STANDARD WIRING FOR POWER. L. EXTERIOR LUMINAIRES SHALL BE COLD WEATHER RATED FOR 0 DEG. F / -18 DEG. C, AND RATED FOR OUTDOOR USE.														
SPECIFIC NOTES: 1.														



d'series

D-Series Size 2
LED Area Luminaire

DLG DLG AIAA ENERGY ETL

Specifications

EPA: 1.1 ft² (0.10 m²)

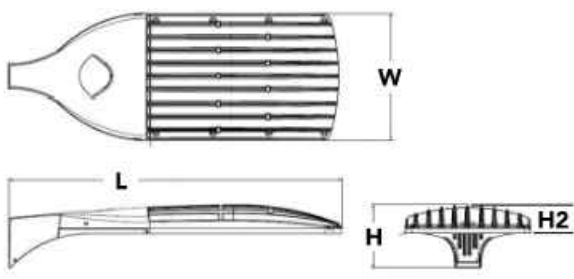
Length: 40" (101.6 cm)

Width: 15" (38.1 cm)

Height 1: 7-1/4" (18.4 cm)

Height 2: 3.5" (8.9 cm)

Weight: 36lbs



W

L

H

H2

Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment.

The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. The Size 2 is ideal for replacing 400-1000W metal halide in area lighting applications with energy savings of up to 80% and expected service life of over 100,000 hours.

Catalog Number

Notes

Type

EXAMPLE: DSX2 LED P7 40K T3M MVOLT SPA NLTAR2 PIRNH DDBXD

Series	LEDs	Color temperature	Distribution	Voltage	Mounting
DSX2 LED	Forward optics		30K 3000K	T15 Type I Short	T5V5 Type V Very Short ¹
	P1	P5 ¹	40K 4000K	T25 Type I Short ¹	T5S Type V Short ¹
	P2	P6	50K 5000K	T25 Type I Short ¹	T5M Type V Medium ¹
	P3	P7		T2M Type I Medium	T5W Type V Wide ¹
	P4	P8 ¹		T35 Type II Short	BLC Backlight control ¹
	P10 ²	P13 ^{1,2}		T3M Type II Medium	LCCO Left corner cutoff ¹
	P11 ²	P14 ^{1,2}		T4M Type IV Medium	RCCO Right corner cutoff ¹
	P12 ²			TTM Forward Throw Medium	
	Rotated optics				
Control options		Other options			Finish options
Shipped installed		Shipped installed			Shipped installed
NLTAR2 nLight AIR generation 2 enabled ^{1,2}		PIRH 8-Input, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 54"			DBXD Dark bronze
PIRINH Network, 8-level motion/ambient sensor ^{1,2}		SF Single flow (120, 277, 3470) ¹			DBLD Black
PER HEMA twist-lock receptacle only (no controls) ^{1,2,3,4}		PIRHFCW High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 18"			DBAD Natural aluminum
PER5 Five-wire receptacle only (no controls) ^{1,2,3,4}		FAO Field Adjustable Output ^{1,2}			DBWD White
PER7 Seven-wire receptacle only (no controls) ^{1,2,3,4}					DBD7D Textured dark bronze
DMG 0-10V dimming control out back of housing for external control (no controls) ^{1,2}					DBLXD Textured black
DS Dual switching ^{1,2,3}					DBA 50°C ambient operations ¹
					DBWGD Textured white
					DBWGDW Textured white
					EGS External glare shield

LITHONIA LIGHTING COMMERCIAL OUTDOOR

One Lithonia Way • Conyers, Georgia 30012 • Phone: 1-800-705-SERV (7378) • www.lithonia.com

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DSX2 LED Rev. 02/17/21 Page 1 of 8



WST LED
Architectural Wall Sconce

DLG DLG AIAA ENERGY ETL

Specifications

Luminaire

Height: 8-1/2" (21.5 cm)

Width: 17" (43.18 cm)

Depth: 10-3/16" (26.9 cm)

Weight: 20 lbs (9.1 kg)



Optional Back Box (PBBW)

Height: 8.49" (21.56 cm)

Width: 17.01" (43.21 cm)

Depth: 1.70" (4.32 cm)



Optional Back Box (BBW)

Height: 4" (10.2 cm)

Width: 5-1/2" (14.0 cm)

Depth: 1-1/2" (3.8 cm)

Catalog Number

Notes

Type

Capable Luminaire

This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL[®] controls marked by a **shaded background**. DTL equipped luminaires meet the A+ specification for luminaire to photocolor interoperability¹
- This luminaire is part of an A+ Certified solution for ROAM[®] or XPoint[™] Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a **shaded background**

To learn more about A+, visit www.acuitybrands.com/aplus.

See ordering tree for details.

A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately: [Link to Roam](#); [Link to DTL DLI](#)

LITHONIA LIGHTING COMMERCIAL OUTDOOR

One Lithonia Way • Conyers, Georgia 30012 • Phone: 800-705-SERV (7378) • www.lithonia.com

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WST LED Rev. 1/16/20

1 | EA1, EA2, EA3, EW1
11 | SCALE: NTS

2 | EW2EM
11 | SCALE: NTS

PHOTOMETRIC SCHEDULES

PROOFcivil
consulting engineers
600 Grant Street | Suite 210 | Denver, CO

SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

NO.	DATE	DESCRIPTION
1	4/13/2021	CITY COMMENTS
2	5/21/2021	CITY COMMENTS
3	6/18/2021	CITY COMMENTS
4	7/15/2021	CITY COMMENTS

PROJ. NO.: 21015

DATE: 3/1/2021

DRAWN BY: RCS

CHECKED BY: EDR

LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

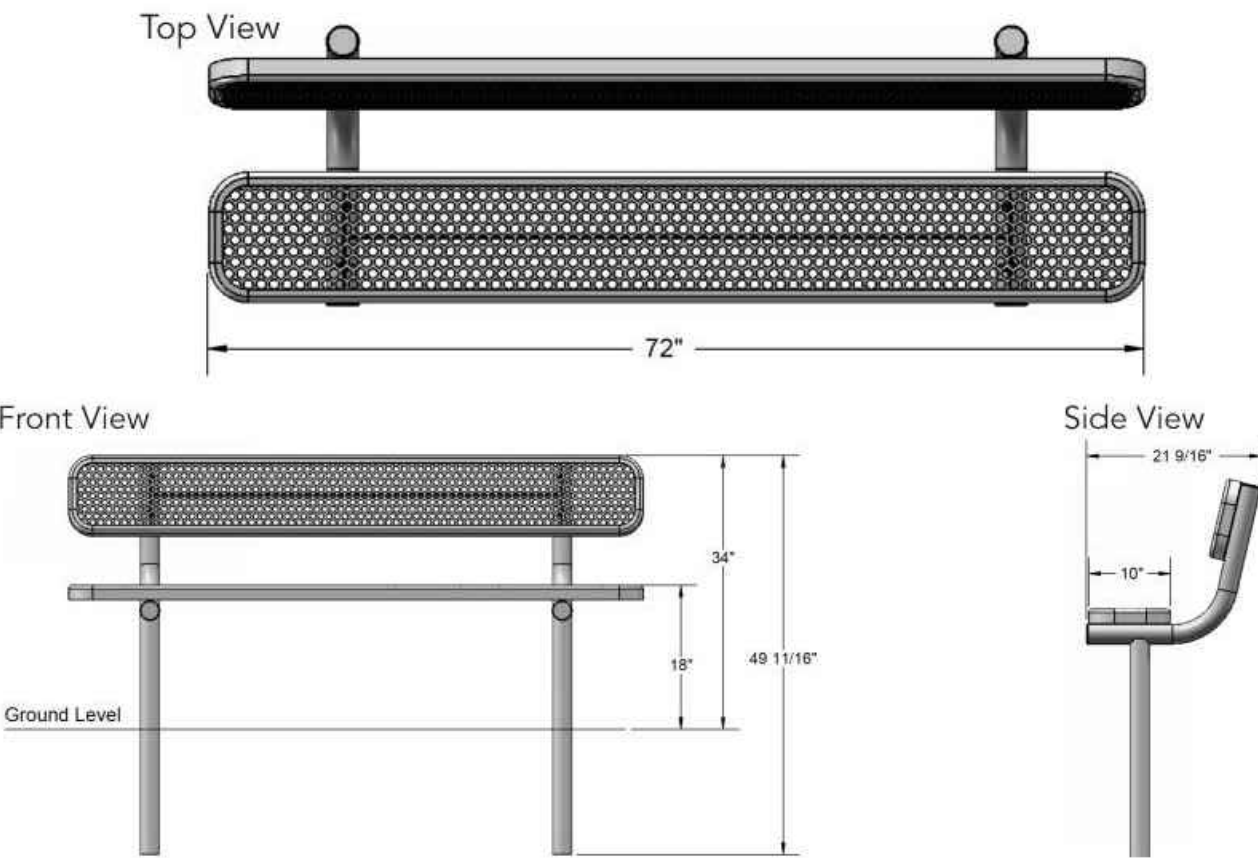
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11
11 OF 12

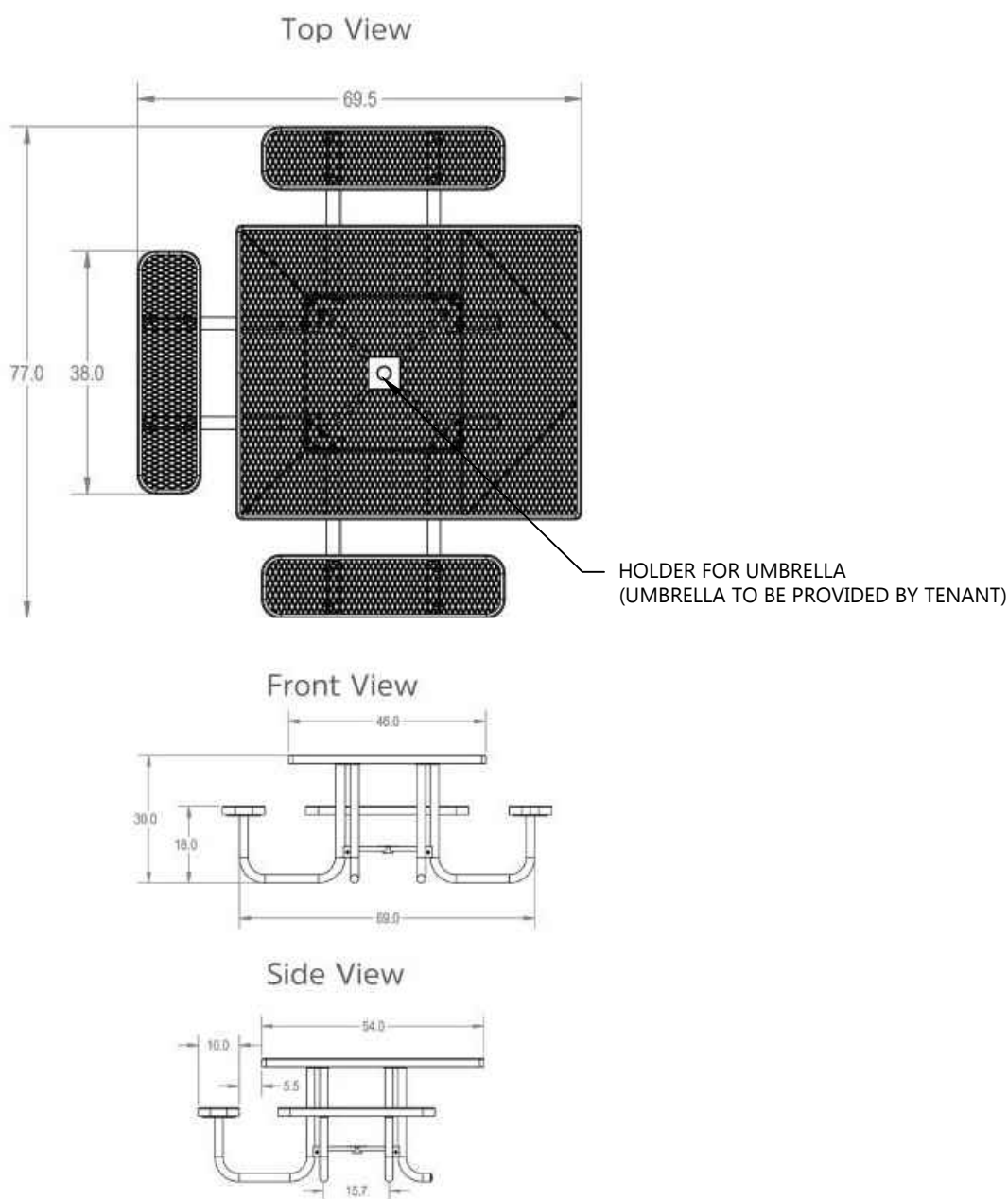
LOT 1, COLORADO TECHNOLOGICAL CENTER FILING NO. 2 REPLAT D
PLANNED UNIT DEVELOPMENT

THE COMBINATION OF LOT 1 AND LOT 2, COLORADO TECHNOLOGICAL CENTER FILING NO. 2,
LOCATED IN THE SOUTHEAST ONE-QUARTER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN,
CITY OF LOUISVILLE, COUNTY OF BOULDER, STATE OF COLORADO

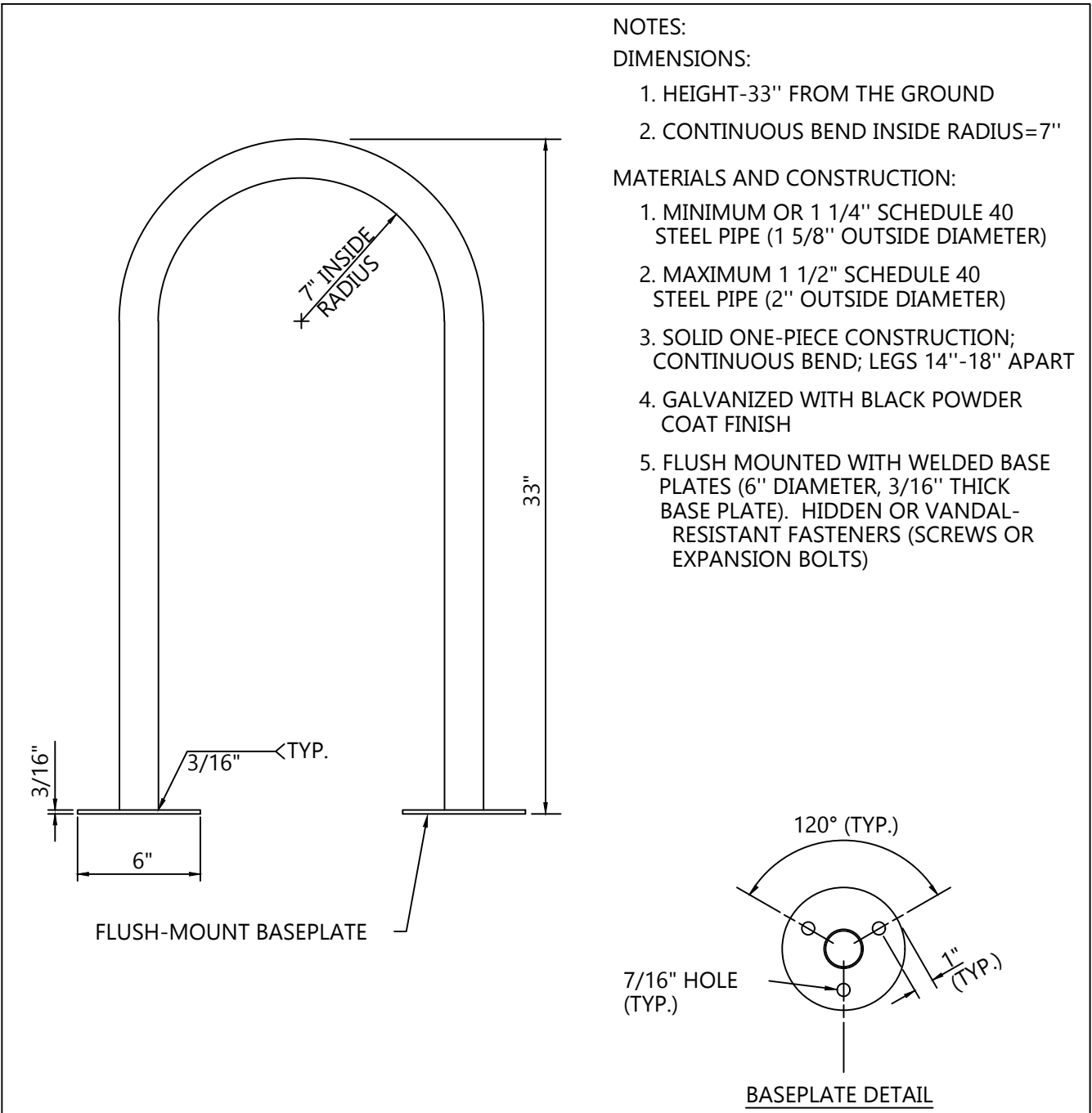
Everest Series 6-Ft. Park Bench with Back
Model: 398-6001
Specifications- Perforated In-ground



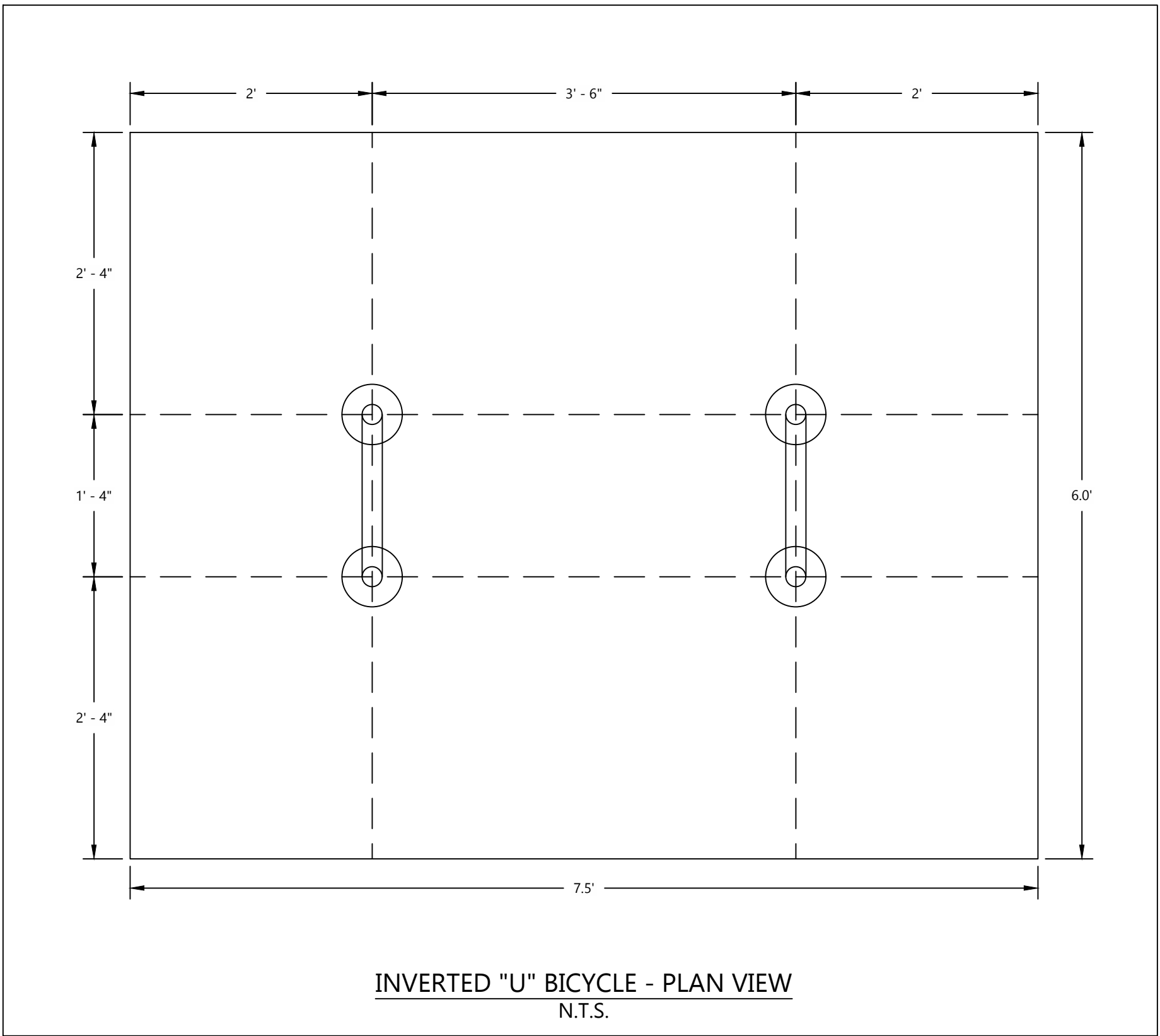
EMPLOYEE AREA BENCH
(OR EQUIVALENT)
N.T.S.



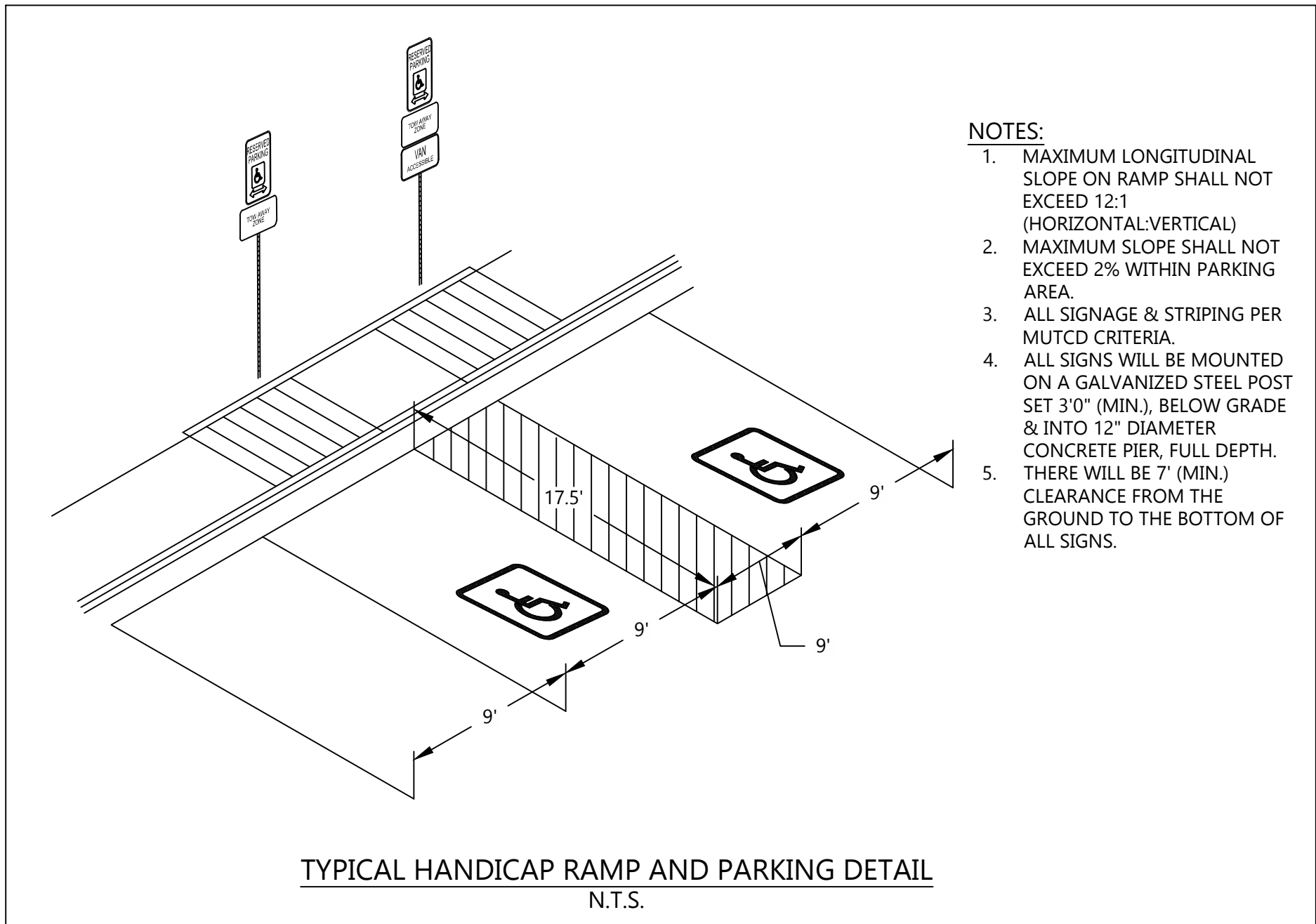
EMPLOYEE AREA TABLE
(OR EQUIVALENT)
N.T.S.



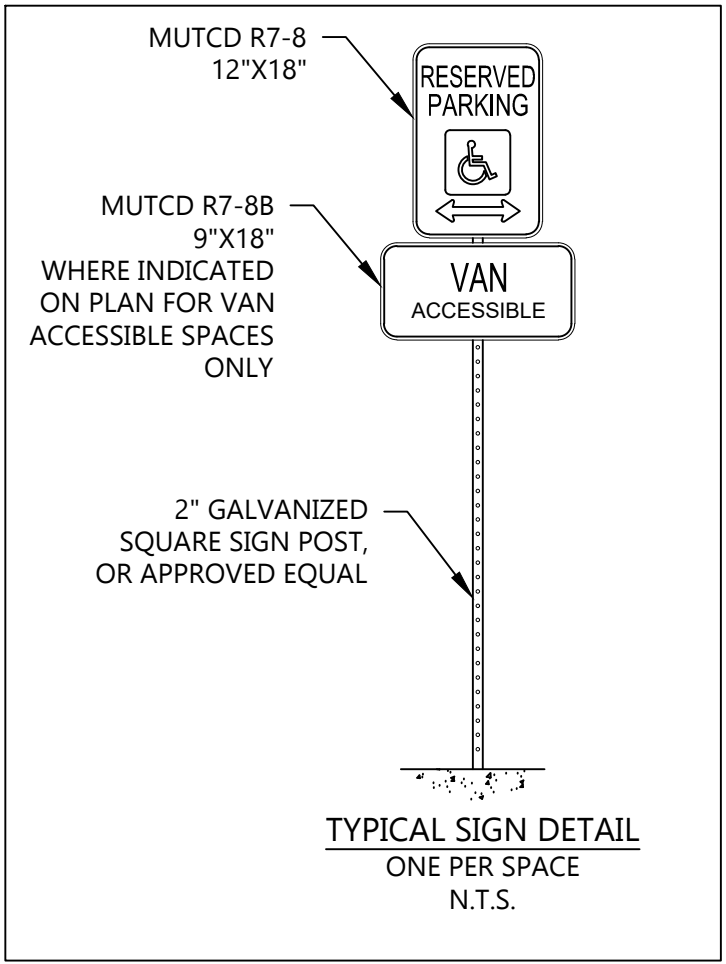
INVERTED "U" BICYCLE RACKS
N.T.S.



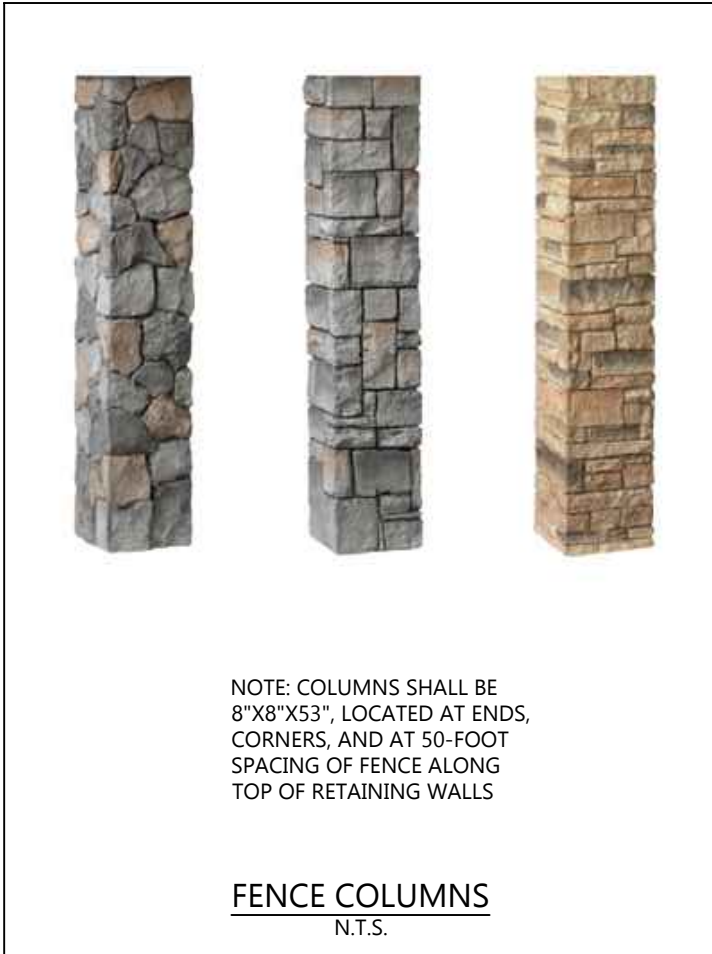
INVERTED "U" BICYCLE - PLAN VIEW
N.T.S.



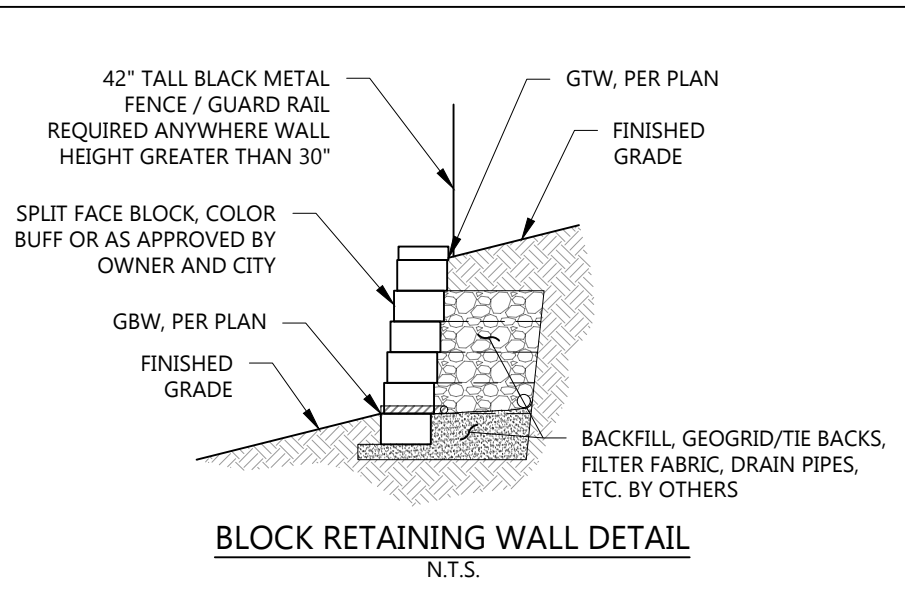
TYPICAL HANDICAP RAMP AND PARKING DETAIL
N.T.S.



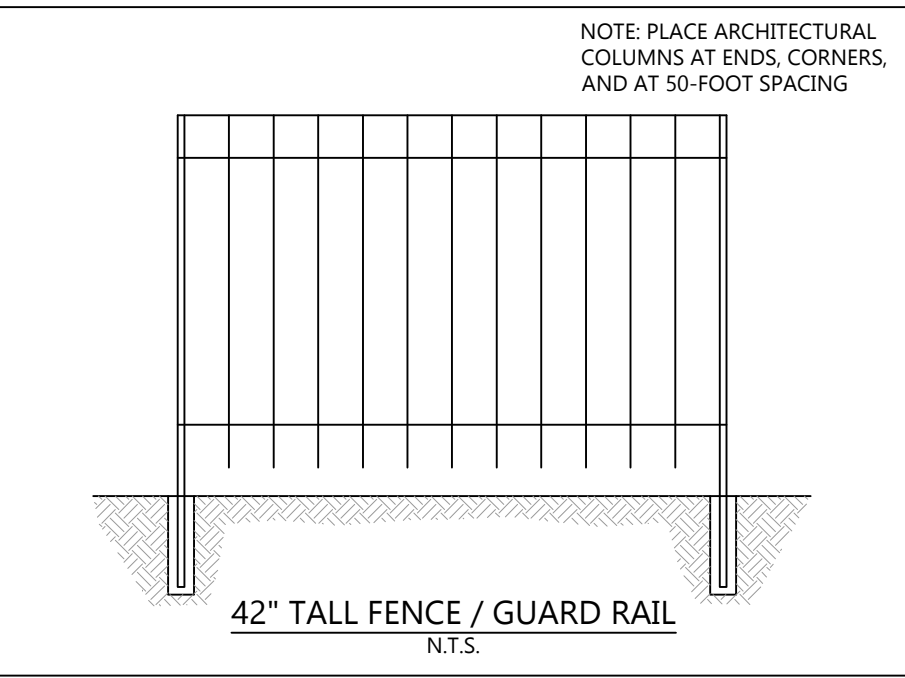
TYPICAL SIGN DETAIL
ONE PER SPACE
N.T.S.



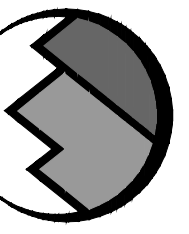
FENCE COLUMNS
N.T.S.



BLOCK RETAINING WALL DETAIL
N.T.S.



42" TALL FENCE / GUARD RAIL
N.T.S.



SEAL:

FOR AND ON BEHALF OF PROOF CIVIL CO.

REVISIONS

NO.	DATE	DESCRIPTION
1	4/13/2021	CITY COMMENTS
2	5/21/2021	CITY COMMENTS
3	6/18/2021	CITY COMMENTS

PROJ. NO.: 21015

DATE	DATE	DATE
3/1/2021	3/1/2021	3/1/2021

DRAWN BY: CHECKED BY:

SITE DETAILS

LOT 1, COLORADO TECHNOLOGICAL CENTER
FILING NO. 2 REPLAT D (769 CTC BLVD.)
LOUISVILLE COLORADO

DRAWING NO.